



Cleveland Square, W2 6DH

£50,000



SOLE AGENT. A lock up garage for sale in the heart of W2. 172 year Lease. A short walk to both Paddington and Lancaster Gate Stations. 4.5 meters in depth approximately. Lockable security barrier gives access, therefore very secure.

Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		
England & Wales	EU Directive 2002/91/EC	

Environmental Impact (CO ₂) Rating		
	Current	Potential
<i>Very environmentally friendly - lower CO₂ emissions</i>		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not environmentally friendly - higher CO₂ emissions</i>		
England & Wales	EU Directive 2002/91/EC	

Lease term: 172 years • Annual contribution towards insurance cost – currently £60 p.a., will vary in future depending on cost of providing cover • Annual management fee to landlord's agents – currently £50 p.a., will vary in future depending on cost of providing service • Fixed £50 annual contribution towards electricity costs • Pro-rata payment for 2017 on signing of lease, subsequent annual amounts due on 25