



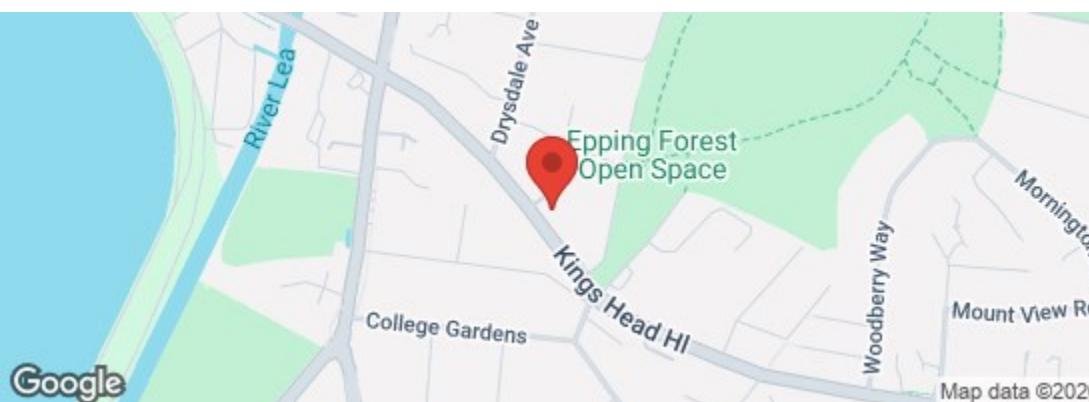
GROUND FLOOR
410 sq.ft. (38.1 sq.m.) approx.



TOTAL FLOOR AREA: 410 sq ft. (38.1 sq.m.) approx.
Whilst every attempt has been made to ensure the accuracy of the figures contained here, measurements of rooms and of the total property are approximate. These figures should not be relied upon for any purpose or relied upon for any assessment. This plan is for illustrative purposes only and should be used in such as any prospective purchaser. The agent has not tested any apparatus, equipment, fixtures or services and so cannot verify that they are in working order or fit for the purpose. A buyer is advised to obtain verification from their solicitor or surveyor.

Council: Waltham Forest | Council Tax Band: B | Floor Area: sq ft

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



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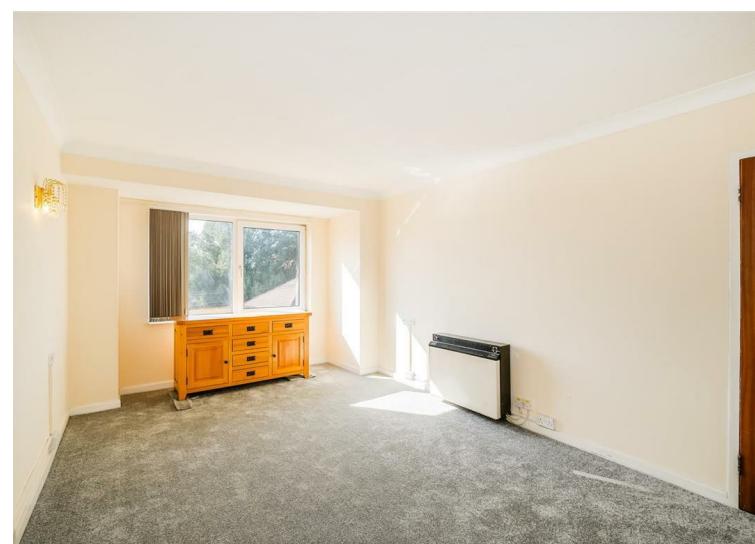
References to the tenure of a property are based on information supplied by the seller. The agent has not had the sight of the title documents. A buyer is advised to obtain verification from their solicitors.



CHURCHILL
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Homebush House, North Chingford, E4 7PW
£88,000 Leasehold

Bedrooms: 1 | Reception Rooms: 1 | Bathrooms: 1



Request a Viewing: **020 8529 5500** Email: northchingford@wearechurchills.co.uk

CHURCHILL
estates



CALLING THE OVER 60'S!!! One bedroom top floor retirement flat which is situated in the sought after North Chingford location and has lovely views to the front. The property which is being offered with no onward chain benefits from an on site manager, twenty four hour emergency pull cords, communal lounge, lift to all floors, car park, security entry phone system and we feel would be an ideal way to retire.

EPC Rating C

Council Tax Band B

Lease Term 99 Years From September 1983

Ground Rent £441.62 Per Annum

Service Charges £2871.70 Per Annum

