



**CHURCHILL**  
estates

Beech Oak Court, Woodford Green, IG8 7JD  
£1,500 Per Month

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

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



The Agent has not tested any apparatus ,equipment, fixtures and fittings 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.  
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.

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Request a Viewing: **0208 530 3333** Email: **[southwoodford@wearechurchills.co.uk](mailto:southwoodford@wearechurchills.co.uk)**





Churchill Estates are pleased to offer this One bedroom Ground Floor apartment to rent, Offered Unfurnished and Available Now.

Moments from Woodford Central line tube station, this well presented flat offers one double bedroom, a fully fitted kitchen and a well presented bathroom. Neutrally decorated throughout, further benefits include a private balcony/courtyard, and central Heating.

EPC Rating: B  
Council Tax Band: C

