



Council: Redbridge | Council Tax Band: B | Floor Area: 527.00 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	72	79
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.



CHURCHILL
estates

Avondale Court, London, E18 2RD
Offers Over £325,000 Leasehold - Share of Freehold

Bedrooms: 2 | Reception Rooms: 1 | Bathrooms: 1



CHURCHILL
estates

Request a Viewing: **0208 530 3333** Email: **southwoodford@wearechurchills.co.uk**



A Well presented two bedroom first floor flat situated in the ever popular Churchfields, within a short walk of local shops, supermarkets, restaurants and South Woodford Central Line station for a straightforward commute into London. The flat is leasehold with a share of freehold and benefits with communal gardens and resident parking.

COUNCIL TAX B
SHARE OF FREEHOLD
900 PLUS LEASE
EPC D
SERVICE CHARGE £390 PER QUATER

