



TOTAL FLOOR AREA: 871 sq.ft. (80.9 sq.m.) approx.
While every effort has been made to ensure the accuracy of the figures provided here, measurements of doors, windows, stairs and any other items are approximate and no responsibility is taken for any error, omission or misstatement. The plan is for illustrative purposes only and should be used as a guide only and not for any other purpose. The plan is for illustrative purposes only and should be used as a guide only and not for any other purpose. The plan is for illustrative purposes only and should be used as a guide only and not for any other purpose.

Council: Waltham Forest Council | Council Tax Band: C | Floor Area: 871.00 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	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



CHURCHILL
estates

The Drive, North Chingford, E4 7AH
£1,550 Per Month

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



Request a Viewing: **020 8529 5500** Email: **northchingford@churchill-estates.co.uk**



Located in a substantial corner building this 2 bedroom first floor conversion flat most conveniently located to Station Road Shops and Chingford Main Line Station (zone 5), the property offers lovely sized reception room measuring 24ft into bay, fitted kitchen, white bathroom suite, gas central heating, 2 good sized bedrooms, communal first come first served parking only to rear of the property.

