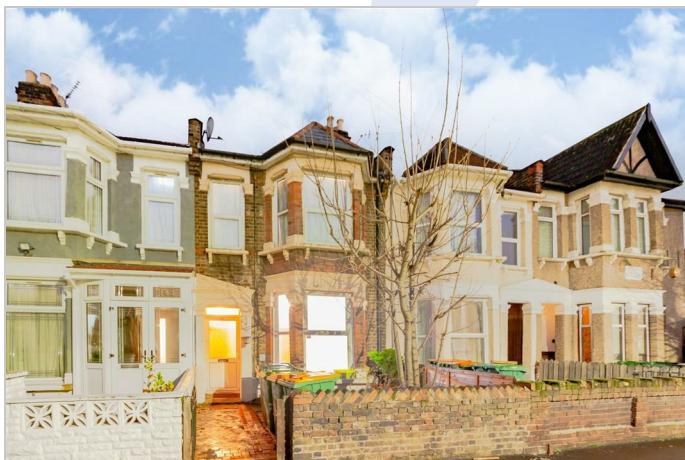


PROFESSIONALS IN PROPERTY SINCE 1880



54/56 Barking Road  
East Ham, London E6 3BP  
Telephone: (020) 8472 4422  
Property Management: (020) 8471 4224  
Fax: (020) 8471 5052  
E-mail: eastham@mcdowalls.com  
Website: www.mcdowalls.com

## 145 Meanley Road, London, E12 6AS



**£1,350 Per month**

# 145 Meanley Road, London, E12 6AS

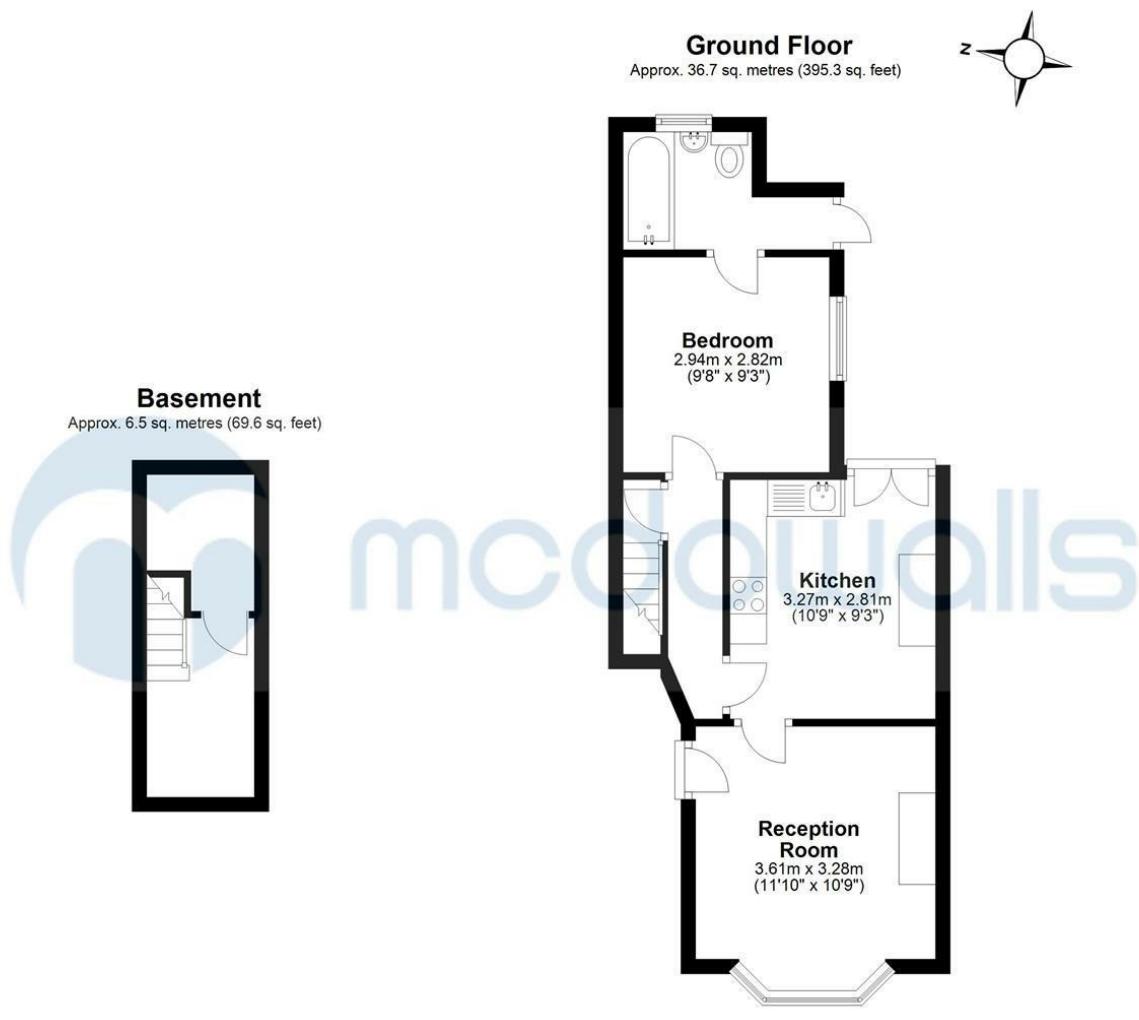
McDowalls are pleased to bring to the market this 1 bedroom ground floor garden flat on Meanley Rd just off the Romford Road (E12 6AS) in Manor Park.

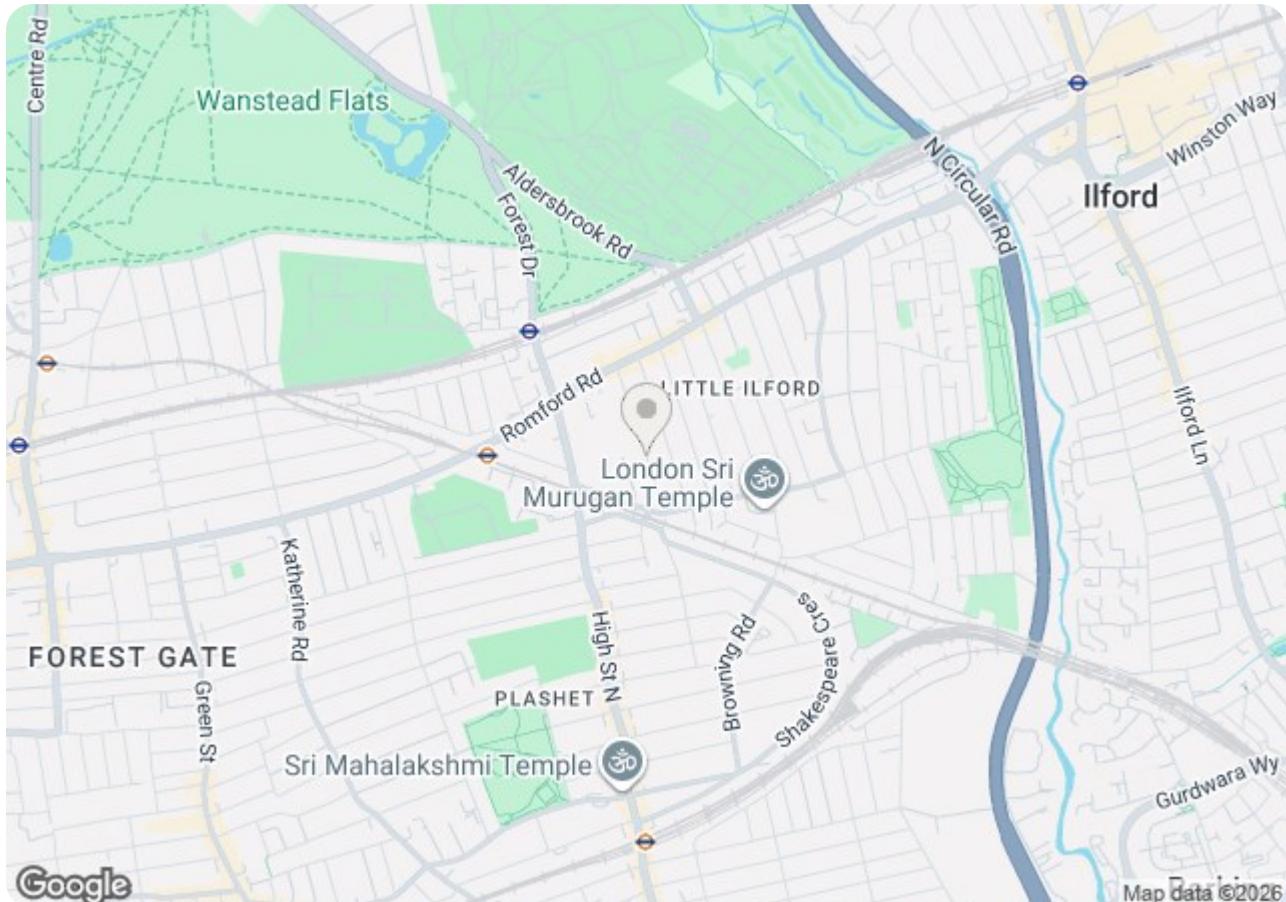
Licensed for 3 people.

Features newly installed carpets  
Gas Central Heating and Double Glazing  
Property is unfurnished  
White goods included

Council Tax - Band B (£1443 PA)  
EPC - Band D

Viewings by appointment only





**Energy Efficiency Rating**

	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(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>		
<i>Not energy efficient - higher running costs</i>		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC	

**Environmental Impact (CO<sub>2</sub>) Rating**

	Current	Potential
<i>Very environmentally friendly - lower CO<sub>2</sub> emissions</i>		
(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>		
<i>Not environmentally friendly - higher CO<sub>2</sub> emissions</i>		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC	

