



BITTERN
COURT
44 CONNAUGHT AVENUE

Bittern Court, 44 Connaught t Avenue, E4 7UF

£425,000

 Coultons

PROPERTY SUMMARY

Welcome to Bittern Court on Connaught Avenue E4, This ground floor apartment boasts a large reception room, Two bedrooms, two bathrooms, large kitchen, walk in wardrobe, garage En-Bloc and a share of the freehold.

Situated in a prime location, this apartment offers easy access to local amenities and transport links, making daily errands a breeze. The property's size provides a comfortable living space without the hassle of excessive maintenance.

Don't miss out on the opportunity to make this apartment your new home sweet home in the heart of E4. Contact us today to arrange a viewing and envision the possibilities that this property holds for you!

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LOCAL AUTHORITY

Waltham Forest

TENURE


Leasehold - Share of Freehold

COUNCIL TAX BAND

C

VIEWINGS

By prior appointment only

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

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements



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