



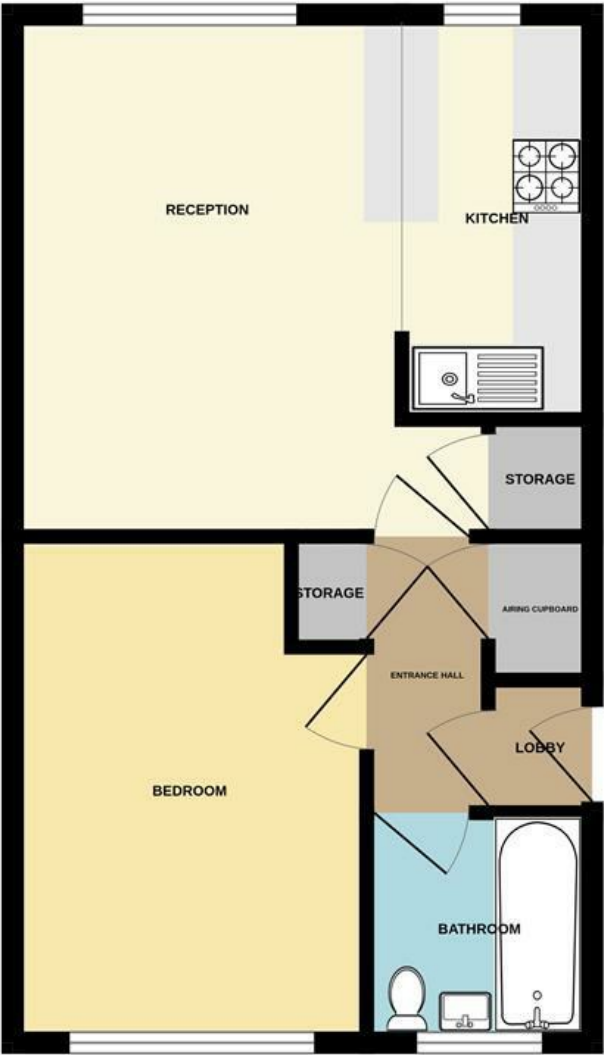
Lincoln Court 634-658 Eastern Avenue
Ilford, IG2 6PR
£1,350 Per calendar month

Lincoln Court 634-658 Eastern Avenue, Ilford, IG2 6PR

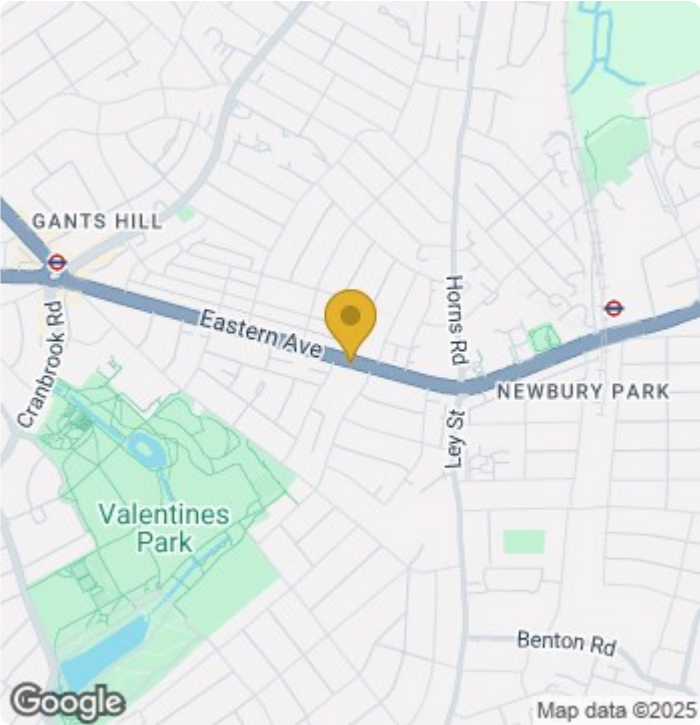
This well-presented one-bedroom apartment is ideally located within the popular Lincoln Court development, just moments from Newbury Park Station (Central Line), offering excellent links into the City and West End. Bright, spacious, and thoughtfully laid out, the property is perfect for professionals or couples seeking convenient and comfortable living. The flat features a generous open-plan lounge with ample natural light, a fitted kitchen with appliances, a well-sized double bedroom, and a bathroom. Residents also benefit from parking, secure entry, communal areas maintained to a high standard, and convenient access to local shops, supermarkets, and bus routes. Immediately available.



GROUND FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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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	

