



**CHURCHILL**  
 estates

Russell Road, Chingford, E4 8HB  
 £1,900 Per Month

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

Council: Waltham Forest | Council Tax Band: D | Floor Area: 875.00 sq ft

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			80
(81-91) B			
(69-80) C			
(55-68) D		55	
(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.



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



Churchill Estates are pleased to offer to let this newly redecorated 2 Bedroom End of Terrace House situated off Waltham Way with lounge, extended dining area and kitchen area, ground floor WC, secluded rear garden, attached car port, the property is located in a popular location easily accessible to both South and North Chingford with its numerous bus routes to both North Chingford and Walthamstow Town Centres

