

Available Now | Furnished | Double Room to Rent | 163 Sq Ft. | ALL BILLS INCLUDED | Fully Applianced Kitchen | Dishwasher | Multiple Fridge Freezers | Vast Storage in Room | Built-In Wardrobes | Eves Loft Storage | Off Street Parking

CHURCHILL
estates



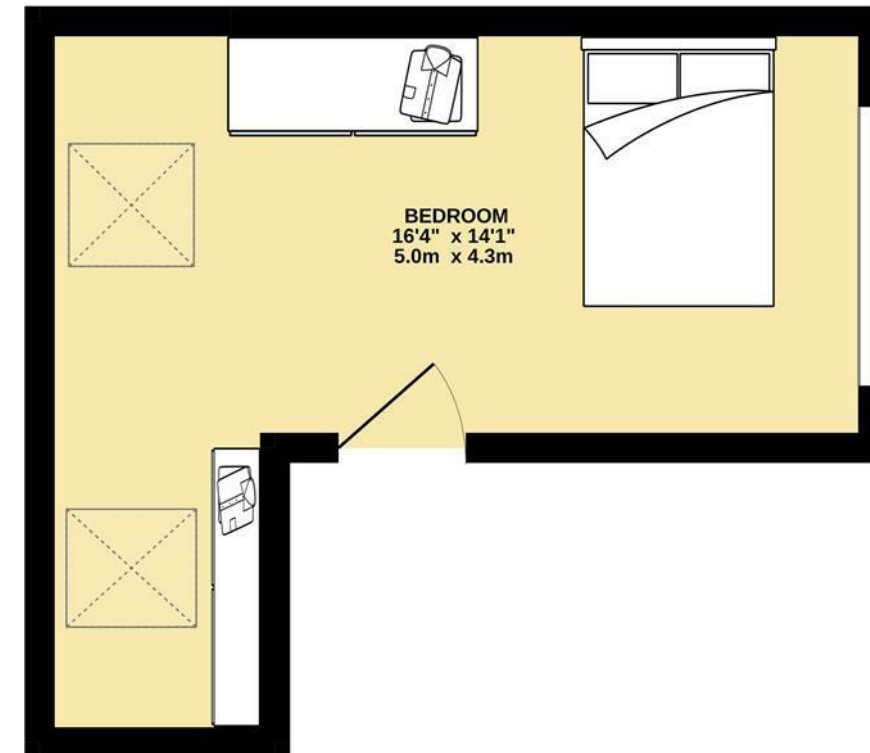
Forest View Road, London, E17 4EJ
£1,200 Per Calendar Month



To view call **0208 503 6060**
Email walthamstow@churchill-estates.co.uk



GROUND FLOOR
163 sq.ft. (15.1 sq.m.) approx.



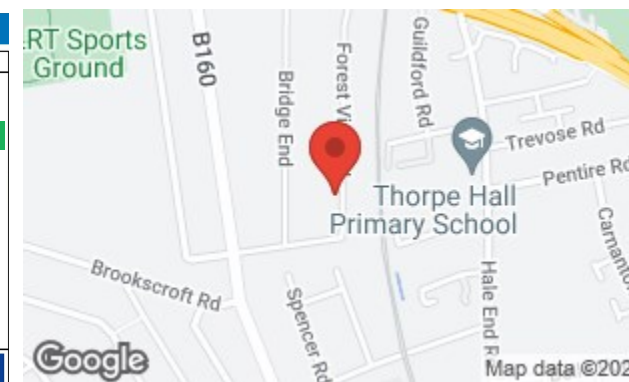
Available Now | Furnished - Churchill Estates are pleased to offer this 163 Sq Ft. Double Room to Rent ALL BILLS INCLUDED, Gas Central Heating and Electric Heating, Fully Appliance Kitchen including Dishwasher, Multiple Fridge Freezers and Communal Lounge / Dining Area. The room benefits from vast storage with Built-In Wardrobes & Eves Loft Storage. The property further offers a huge communal garden and Secure Off Street Parking. There is a communal bathroom with separate bath and shower that is shared with one other room, and has a separate toilet.

The property is well located for access (via bus) to either Walthamstow Central and Highams Park Stations and for those that drive offers easy access to the A406.

Early Viewings Advised.

TOTAL FLOOR AREA : 163 sq.ft. (15.1 sq.m.) approx.
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			84
(69-80) C		68	
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
EU Directive 2002/91/EC			
England & Wales			



- 5 Week Security Deposit | £1384
- 12 Month Tenancy Agreement | Break Clause Available
- EPC Rating | C
- Council Tax Included



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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