



SECOND FLOOR
397 sq.ft. (36.9 sq.m.) approx.



TOTAL FLOOR AREA: 397 sq ft (36.9 sq.m.) approx.
Whilst every effort has been made to ensure the accuracy of the floorplan contained here, measurements are taken from the main rooms and are not intended to include recesses, built-in cupboards or other such features. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The dimensions shown are not to scale and have been taken and no guarantee as to their accuracy or efficiency can be given.
Made available by Churchill Estates.

Council: Redbridge | Council Tax Band: B | Floor Area: 387.00 sq ft

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs (92 plus) A		
(81-91) B	79	79
(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	



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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Wanstead Lane, Ilford, IG1 3SE
£1,300 Per Month

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



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Request a Viewing: **0208 503 6060**

Email: **walthamstow@wearechurchills.co.uk**



Welcome to this charming one-bedroom flat located on Wanstead Lane in Ilford. Situated on the second floor, this property offers a delightful living space that is both modern and inviting. The open-plan kitchen is fitted with contemporary appliances, making it perfect for those who enjoy cooking and entertaining.

The spacious double bedroom provides a comfortable retreat, ensuring a restful night's sleep. The flat benefits from gas central heating and double glazing, which contribute to a warm and energy-efficient environment throughout the year.

Conveniently located near Redbridge Station, this flat is ideal for commuters seeking easy access to central London and beyond. With its excellent transport links and local amenities, this property is perfect for individuals or couples looking for a convenient lifestyle in a vibrant area.

Available now, this one-bedroom flat is a fantastic opportunity for anyone seeking a modern living space in Ilford. Don't miss your chance to make this lovely flat your new home.