



23 Westview Drive, Woodford Green, Essex, IG8 8LX

Asking price **£325,000**

Edward Taub are pleased to offer this well presented first floor two bedroom maisonette with NO ONWARD CHAIN, offering great sized rooms throughout the property and with easy commute with all forms of public transport and major road links. The property also has its own driveway for two cars and double glazing.

No service/maintenance charges apply

107 years left on the lease / EPC Rating C : 71 / Council Tax Band C : £1657 pa / £138 pcm

Contact the Team to arrange your viewing

Options:

Let to buy option, Rent this property and proceed to purchase you'll get the rent back. Terms and conditions apply.

Buckhurst Hill Office
62-64 Queens Road
Buckhurst Hill
IG9 5BY

London Office
33 Cavendish Square
London
W1G 0PW

Head Office
119 High Road
Loughton
IG10 4LT

Contact Details
OFFICE 020 8559 7474
ADMIN 020 8559 2000
FAX 020 8281 7778
www.edwardtaub.co.uk

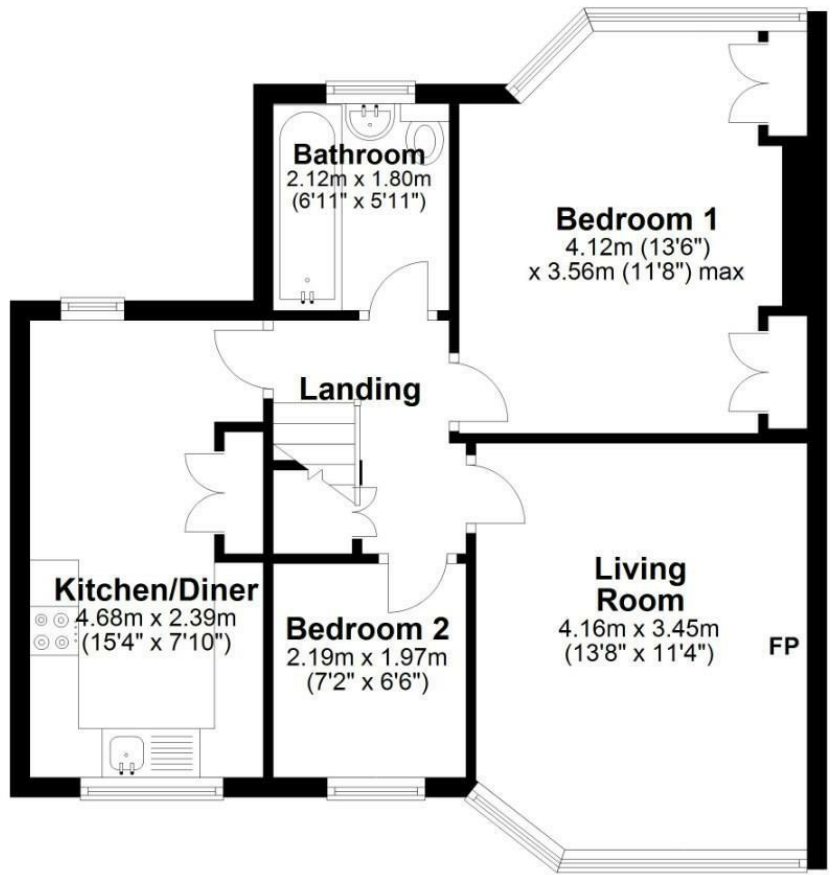


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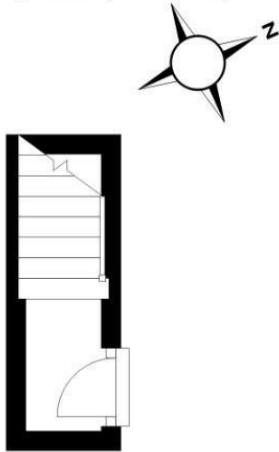
First Floor

Approx. 53.3 sq. metres (574.2 sq. feet)

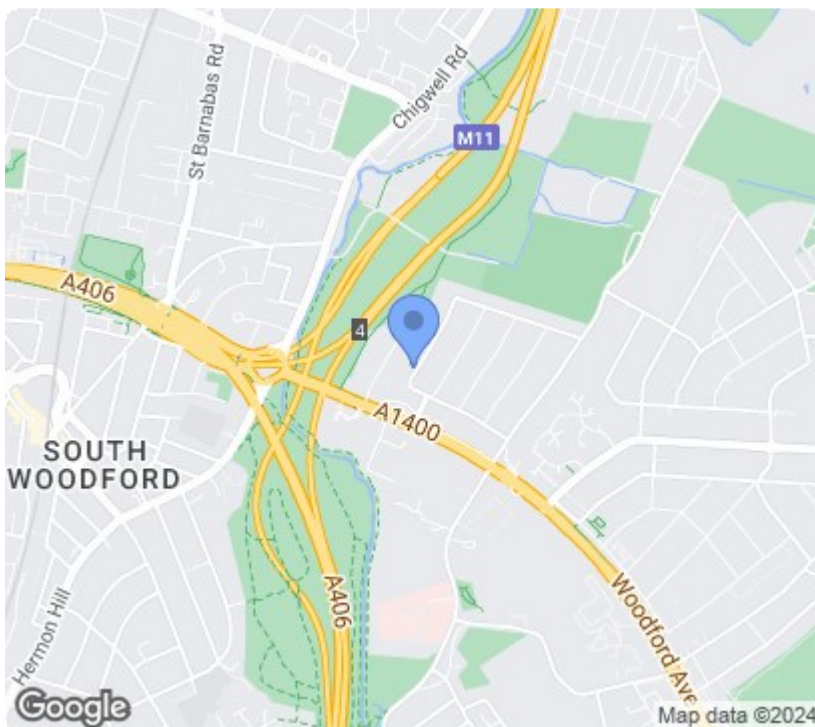


Ground Floor

Approx. 2.2 sq. metres (23.5 sq. feet)



Total area: approx. 55.5 sq. metres (597.7 sq. feet)



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			
		71	78
England & Wales		EU Directive 2002/91/EC	

Environmental Impact (CO ₂) Rating		Current	Potential
Very environmentally friendly - lower CO ₂ emissions			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not environmentally friendly - higher CO ₂ emissions			
		63	65
England & Wales		EU Directive 2002/91/EC	

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