



P R I M E R E S I D E N T I A L

P R E S E N T S

Evergreen Apartments, Woodford Green



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PRIME RESIDENTIAL

Evergreen Apartments, Woodford Green



Elliott James Prime Residential is proud to offer this luxury two-bedroom, two bathroom, first floor apartment in the heart of South Woodford. This apartment boasts immediate access to local amenities and shops and is only a short stroll from South Woodford central line station.

Developed by Higgins in 2008, this beautifully designed apartment comprises of a master bedroom with built-in wardrobes and a modern en-suite, a second bedroom with immediate access to a stylish contemporary bathroom and a bright open plan kitchen and living area. This living area also features a substantial balcony with patio doors.

Further benefits include video phone entry system, one allocated parking space, communal roof terrace and a lift to all floors of the building.



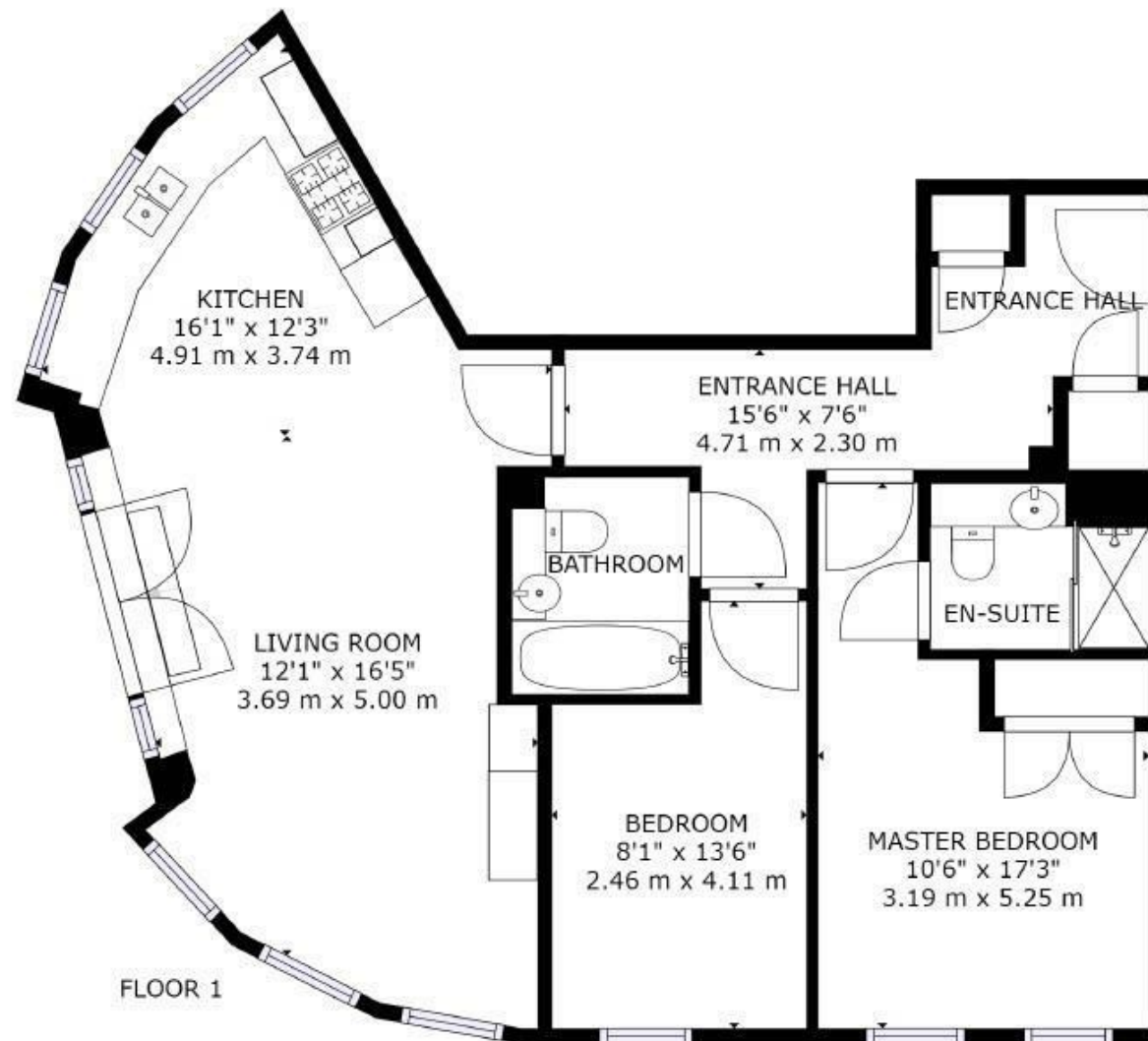
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Sqft 780.00 sq ft	Type Apartment	Style Contemporary
Bedrooms 2	Receptions 1	Bathrooms 2
Tenure Leasehold	Local Authority London Borough of Redbridge	Tax Band D

PLANS



GROSS INTERNAL AREA
FLOOR 1: 780 sq ft, 72 m²
TOTAL: 780 sq ft, 72 m²
SIZES AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY.



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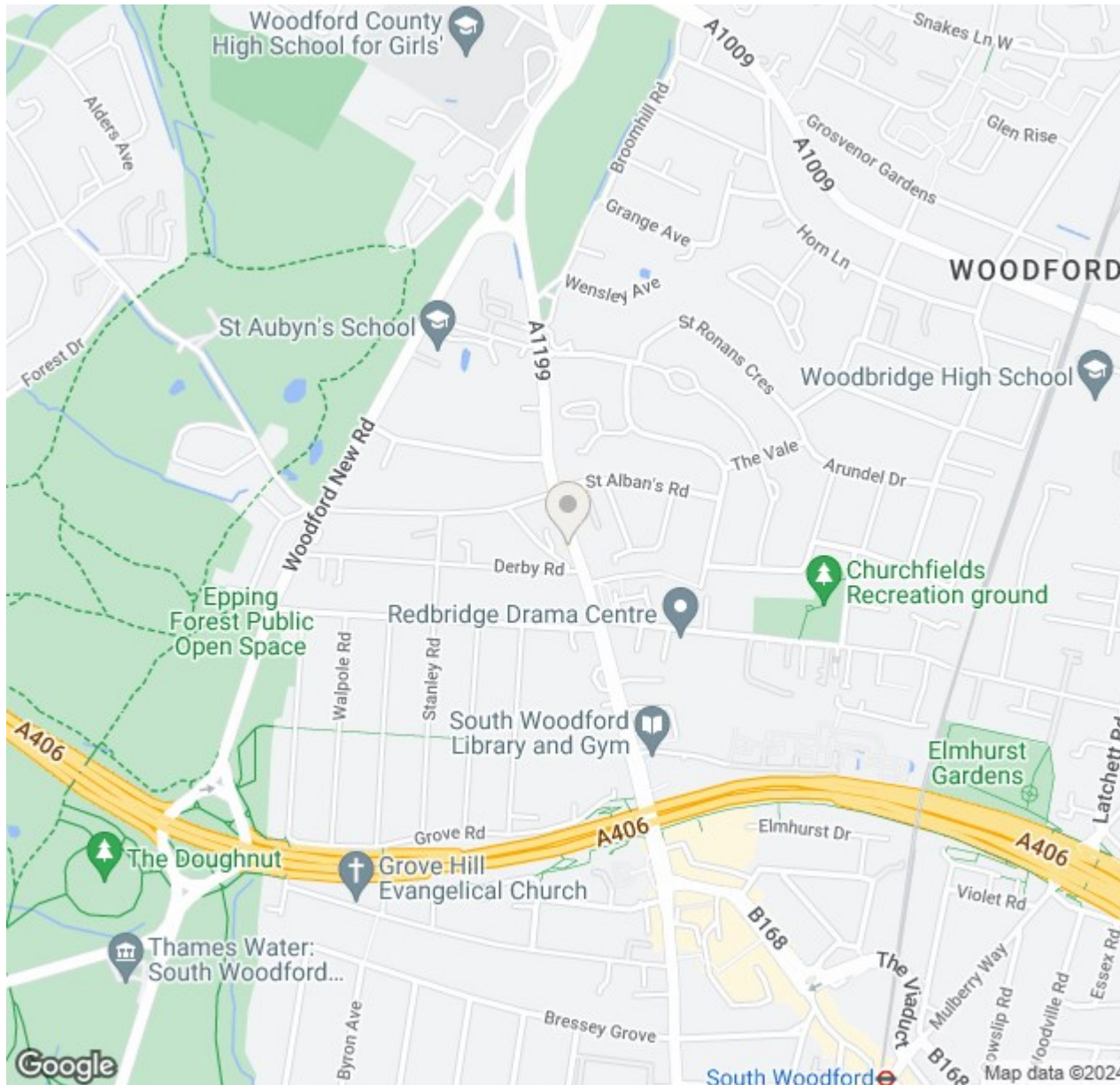
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MAP & EPC



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		
	76	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		
	78	80
England & Wales	EU Directive 2002/91/EC	

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