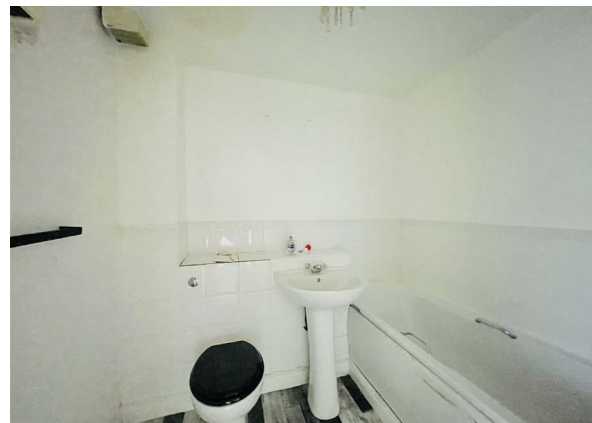


Flat 26, 2, Ashton Court Connington Crescent, London, E4 6LW  
Price Guide £325,000

**COMPLETION**  
SALES & LETTINGS



Flat 26, 2, Ashton Court Connington Crescent, London, E4 6LW

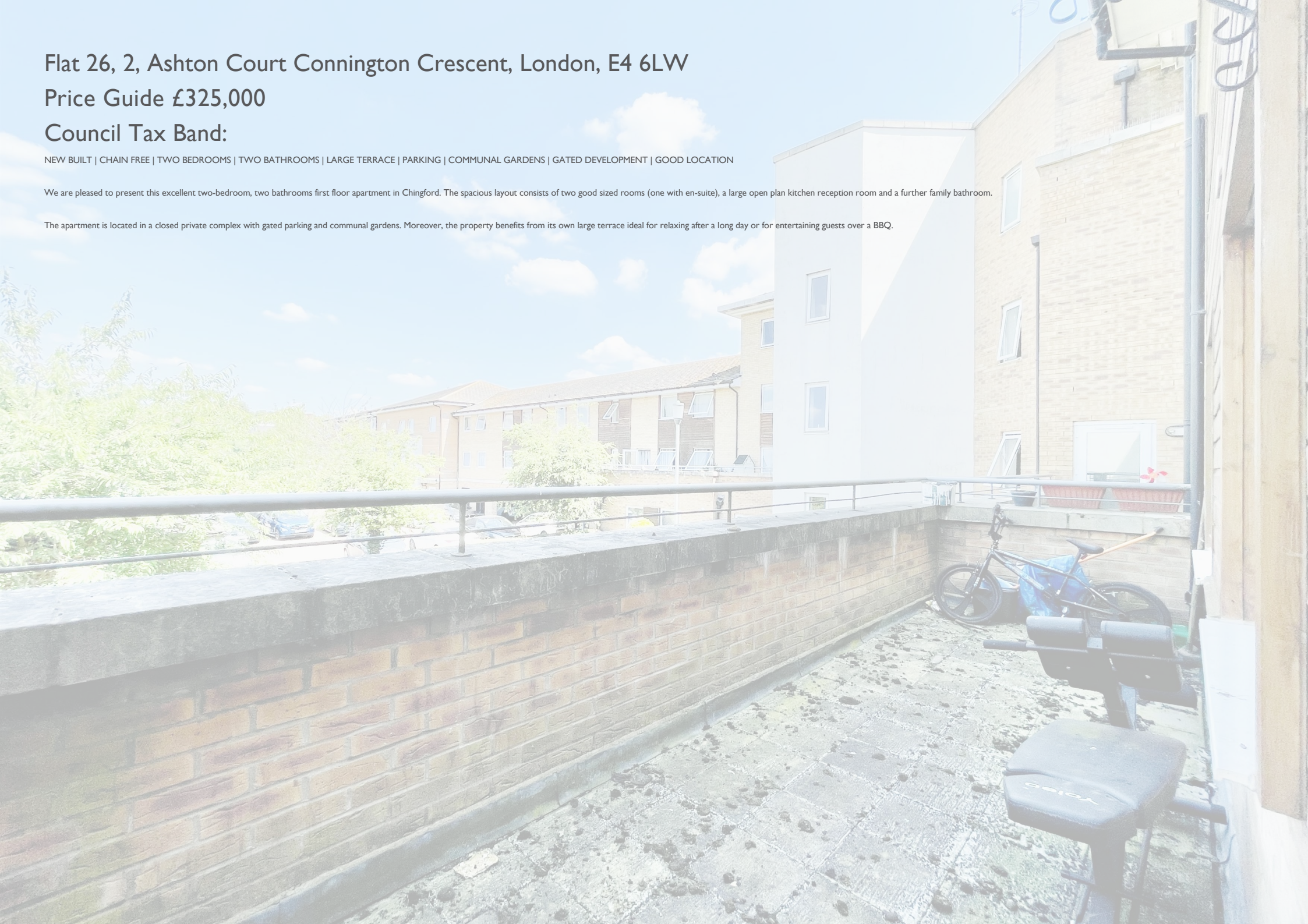
Price Guide £325,000

Council Tax Band:

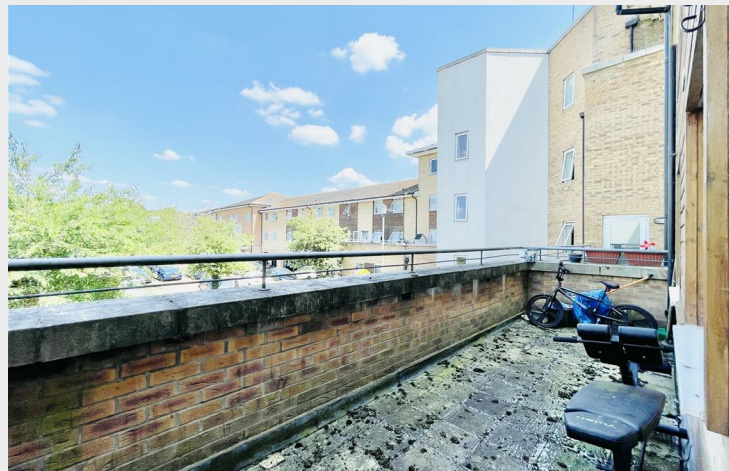
NEW BUILT | CHAIN FREE | TWO BEDROOMS | TWO BATHROOMS | LARGE TERRACE | PARKING | COMMUNAL GARDENS | GATED DEVELOPMENT | GOOD LOCATION

We are pleased to present this excellent two-bedroom, two bathrooms first floor apartment in Chingford. The spacious layout consists of two good sized rooms (one with en-suite), a large open plan kitchen reception room and a further family bathroom.

The apartment is located in a closed private complex with gated parking and communal gardens. Moreover, the property benefits from its own large terrace ideal for relaxing after a long day or for entertaining guests over a BBQ.



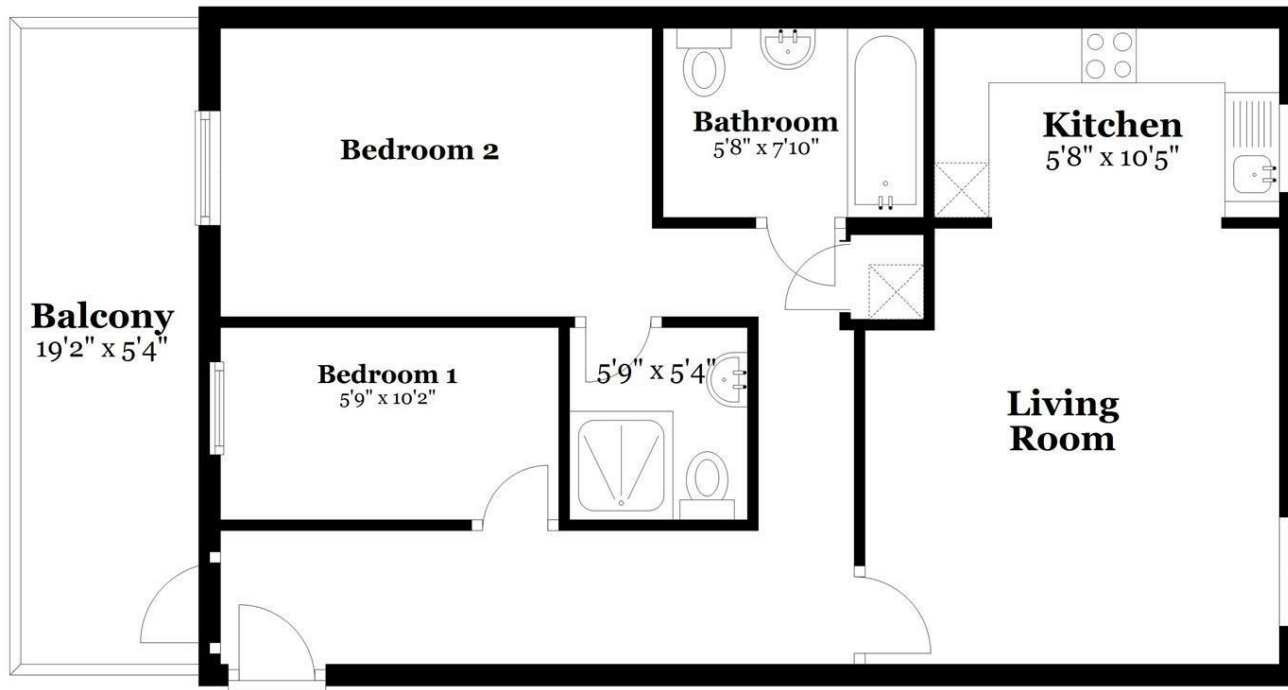






**First Floor**

Approx. 611.9 sq. feet



Total area: approx. 611.9 sq. feet

All measurements are appropriate and should not be relied upon.  
Plan produced using PlanUp.

337 Forest Road

London

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Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) <b>A</b>			
(81-91) <b>B</b>		<b>81</b>	
(69-80) <b>C</b>			
(55-68) <b>D</b>			
(39-54) <b>E</b>			
(21-38) <b>F</b>			
(1-20) <b>G</b>			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	