



## **Invito House, 1-7 Bramley Crescent, Ilford, IG2 6JS**

**£325 Per Week**

A 1 bedroom flat for rent situated opposite Gants Hill tube station (Central line)

Comprising reception room with access to a private patio, fitted kitchen, spacious bedroom and a modern bathroom suite.

Recently redecorated throughout.

Comes Furnished.

PROPERTY AVAILABLE FROM NOW.

- 1 Bedroom Flat
- Central line
- Furnished
- Recently redecorated throughout
- Gants Hill, I G 2
- Modern fitted kitchen
- Available from now
- Opposite tube station
- Modern bathroom suite
- Private patio

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**BATHROOM**



**RECEPTION ROOM**



**BEDROOM**



**KITCHEN**



**BEDROOM**



**PRIVATE PATIO**



GANTS HILL STATION



RECEPTION ROOM



RECEPTION ROOM



**Energy Efficiency Rating**

	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) <b>A</b>		
(81-91) <b>B</b>	80	80
(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>		
<i>Not energy efficient - higher running costs</i>		
		EU Directive 2002/91/EC

**England & Wales Environmental Impact (CO<sub>2</sub>) Rating**

	Current	Potential
<i>Very environmentally friendly - lower CO<sub>2</sub> emissions</i>		
(92 plus) <b>A</b>		
(81-91) <b>B</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>		
<i>Not environmentally friendly - higher CO<sub>2</sub> emissions</i>		
		EU Directive 2002/91/EC

We have prepared these property particulars as a general guide to a broad description of the property. They are not intended to constitute part of an offer or contract. We have not carried out a structural survey and the services, appliances and specific fittings have not been tested. All photographs, measurements, floorplans and distances referred to are given as a guide only and should not be relied upon for the purchase of carpets or any other fixtures or fittings. Lease details, service charges and ground rent (where applicable) and council tax are given as a guide only and should be checked and confirmed by your Solicitor prior to exchange of contracts.