



CHURCHILL
estates



Ennerdale Court, Wanstead

£210,000

Tenure : Leasehold

Floor Area : 463.00 sq ft

Local Authority : Redbridge

Council Tax Band : B

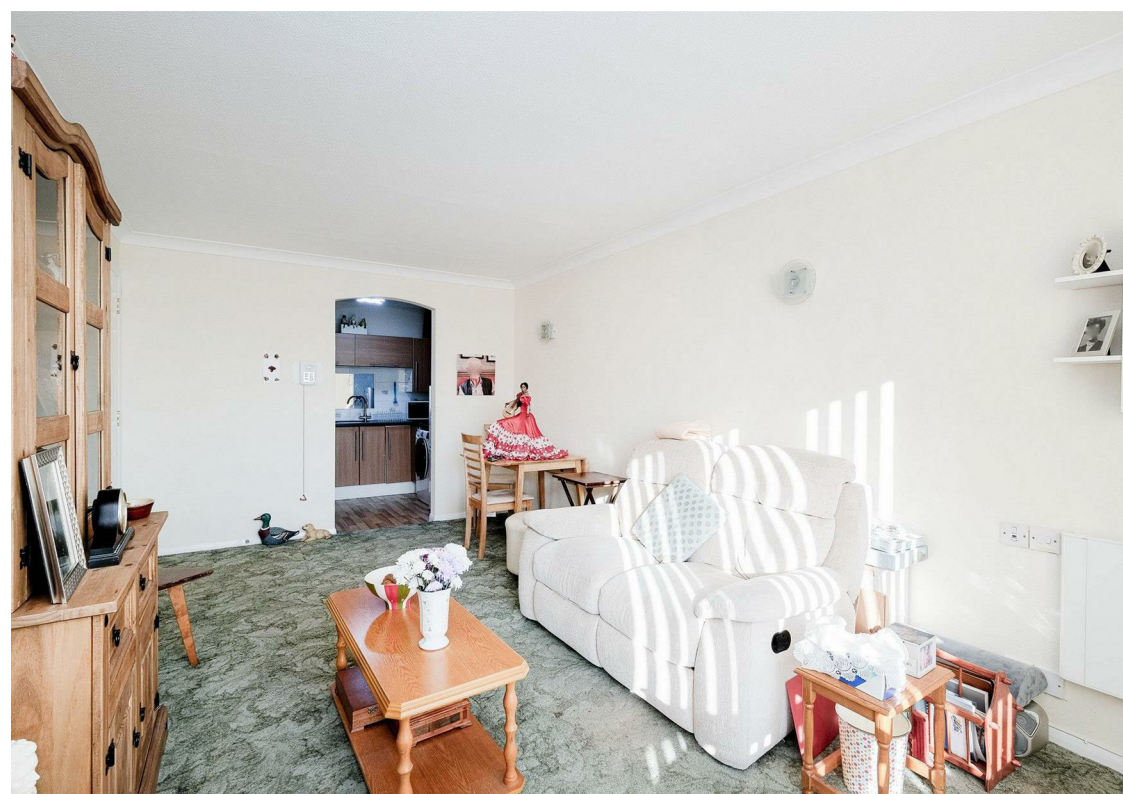
Bedrooms : 1

Receptions : 1

Bathrooms : 1



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C	76	77
(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 	



**** No chain - Retirement development **** Churchill estates are pleased to offer for sale on a chain free basis this one double bedroom apartment situated on the second floor of the ever popular Ennerdale Court, which is available exclusively for residents aged 55 and above.

This apartment comprises a fitted kitchen leading to a spacious lounge / dining room, generous double bedroom with fitted wardrobes, three-piece shower room and entrance hall offering a generous amount of useful storage cupboards.

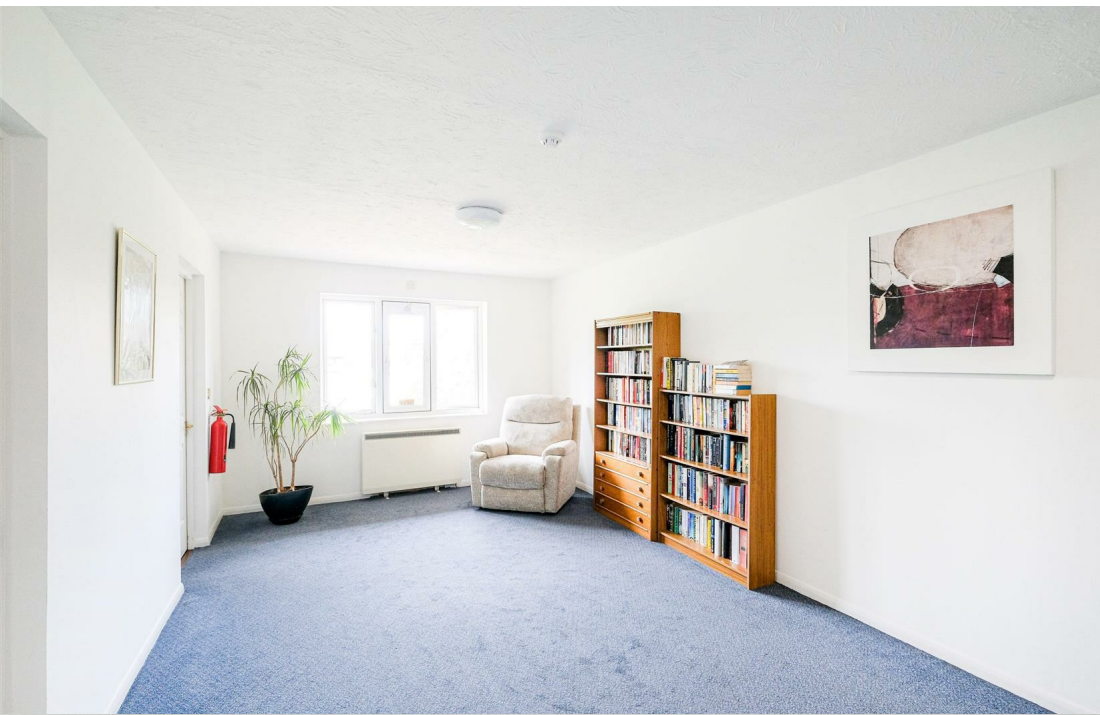
Further benefits to mention are a spacious resident's lounge overlooking the beautiful and well tended communal gardens, laundry room, lift service, entry phone security, guest room for visiting family members and both communal and visitors parking available. There is a helpful resident manager on site and an emergency 24 hour Careline system for out of hours assistance should it be required. This purpose built apartment is situated in a quiet location and is conveniently positioned on a local bus route being only 0.4 miles from Wanstead High Street.

For further information or to arrange a viewing, please contact the office at your convenience.

Council Tax band B



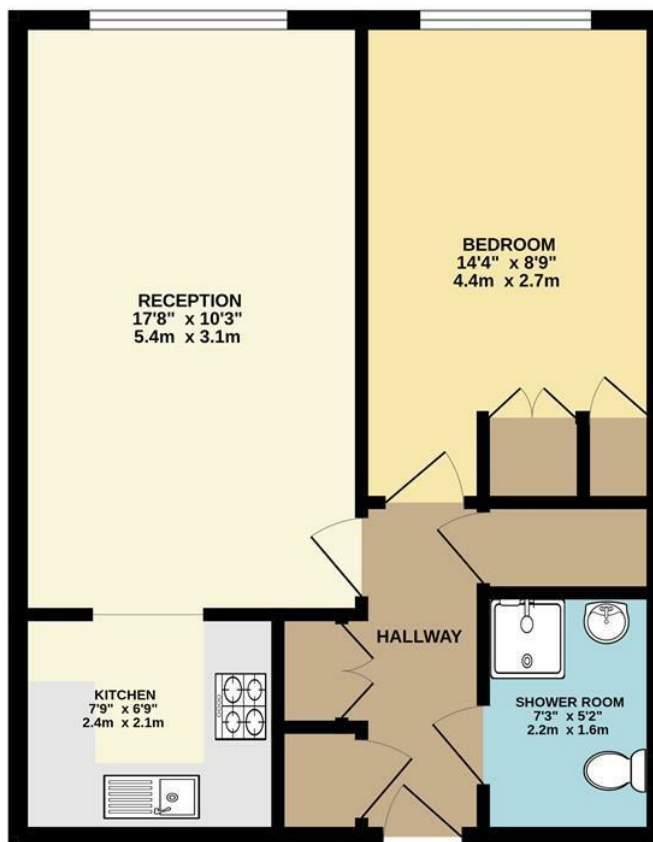




- No chain
- One double bedroom
- Lift service
- Emergency 24 hour Careline system
- Communal & visitors parking
- Retirement development
- Second floor apartment
- Resident manager on site
- Beautiful communal gardens
- Council Tax band B







TOTAL FLOOR AREA : 463sq ft. (43.0 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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To view call **020 8989 0011**

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