



High Road Leyton, London, E10 5QN

£1,750 Per Calendar Month



Modern Two-Bedroom, Two-Bathroom Flat – Moments from Leyton Underground Station - SELECTIVE LICENCE IN PLACE - MAX. 1 FAMILY OR 2 SHARERS

OC Homes are delighted to present this spacious and well-appointed two-bedroom, two-bathroom flat, ideally located just a short walk from Leyton Underground Station (Central Line).

Situated on the second floor, the property offers a bright and airy open-plan living area with a fully fitted kitchen, two generous double bedrooms (including one with an en-suite), and a modern family bathroom.

AVAILABLE 01/05/2025

Early viewings are highly recommended.

- SELECTIVE LICENCE IN PLACE - MAX. 1 FAMILY OR 2 SHARERS
- Two large double bedrooms
- Open-plan living and kitchen area
- Moments from shops, bars, restaurants, and superb transport links
- Laminate flooring throughout
- Gas central heating & double glazed windows
- En-suite to master bedroom

Viewing

Please contact our OC Homes Leyton Office on 02085561212 if you wish to arrange a viewing appointment for this property or require further information.



| 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 | | |
| 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 | | |
| England & Wales | EU Directive 2002/91/EC | |

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.



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