



WHERE STANDARDS MATTER

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The Chiltons, Grove Hill, South Woodford, E18

** Two Bedroom Split Level Flat ** ** Parking permit included ** ** Unfurnished ** ** Central location in South Woodford near station (24 hr Central Line at weekends) ** ** Walking distance to GEORGE LANE shops and bars ** ** Available End of 8th September 2024 ** ** EPC Rating: D / Council Tax band : C **

Rent: £1,595 - Monthly



The Chiltons, Grove Hill, South Woodford E18

Bedroom

4.39m (14'5) x 3.28m (10'9)



Reception 1

5.33m (17'6) x 3.28m (10'9)



Bedroom

3.51m (11'6) x 2.13m (7')

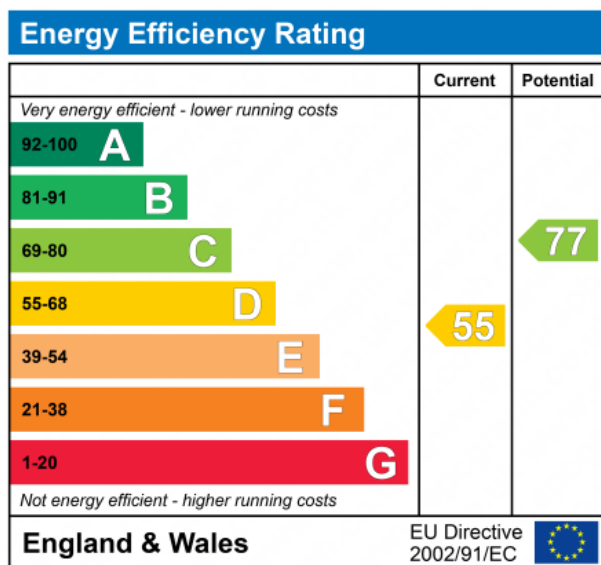


Bathroom



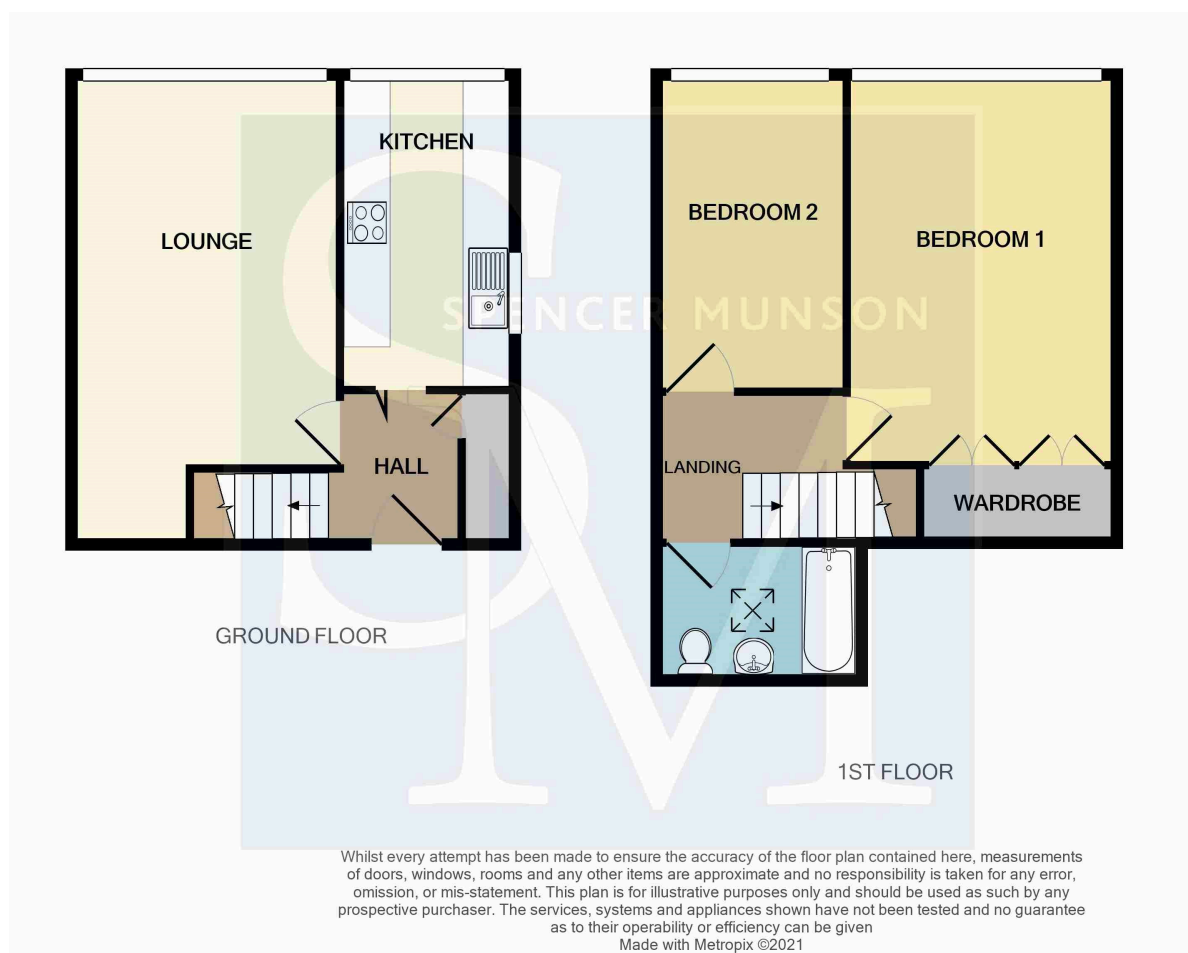
Kitchen

3.51m (11'6) x 2.13m (7')



SPENCER MUNSON are pleased to offer this modern two bedroom split level flat, situated within a moments walk of South Woodford central line Station offering easy access to the city and 24 hour tube on weekends. This property is currently under going redecoration and offers a good size lounge, fitted kitchen with appliances, two double bedrooms, modern bathroom with bath & shower above. Further benefits include electric heating, entry phone system, double glazing and permit parking. Available 8th September 2024 ! EPC Rating D

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Disclaimer

These particulars are intended to give a fair and substantially correct overall description for the guidance of intending tenants/purchasers and do not constitute an offer or part of a contract. Prospective tenants/purchasers and/or lessees should seek their own professional advice. All descriptions, dimensions, reference to condition, fixtures, fittings and necessary permissions for use and occupation and other details are given in good faith and are believed to be correct. However, intending tenants/purchasers should not rely on them as statements or representations of fact, but must satisfy themselves by inspection or otherwise as to the correctness of each of them. Fixtures and fittings shown in pictures and on viewings may well not be included in any tenancy/sale and any prospective tenant/purchaser must clarify this for themselves. All measurements and floorplans are approximate and produced as a guide in good faith.