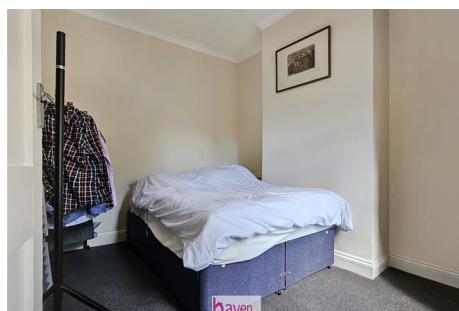




estate agents



## 8 Hove Avenue, Walthamstow , London, E17 7NQ

A well-presented ground floor Edwardian flat offering two double bedrooms, a cozy lounge, and newly fitted kitchen and bathroom. The property also boasts double glazing and a spacious, mature private garden. Ideally located close to Walthamstow High Street, the market, and bus terminal, with Walthamstow Central station just 0.7 miles away.

£1,800 Per month

# 8 Hove Avenue, Walthamstow

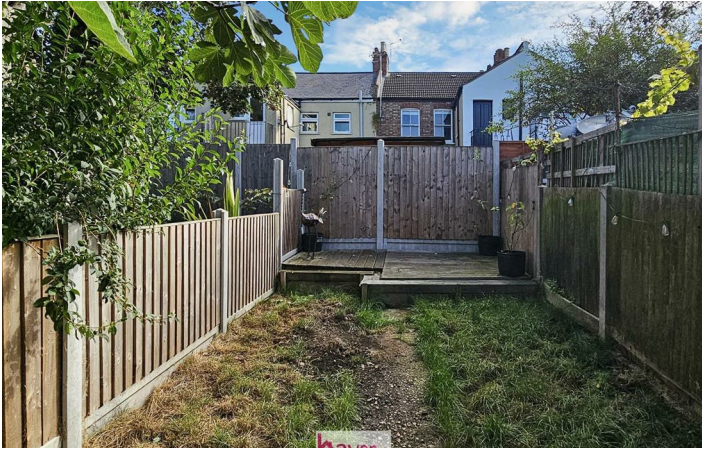
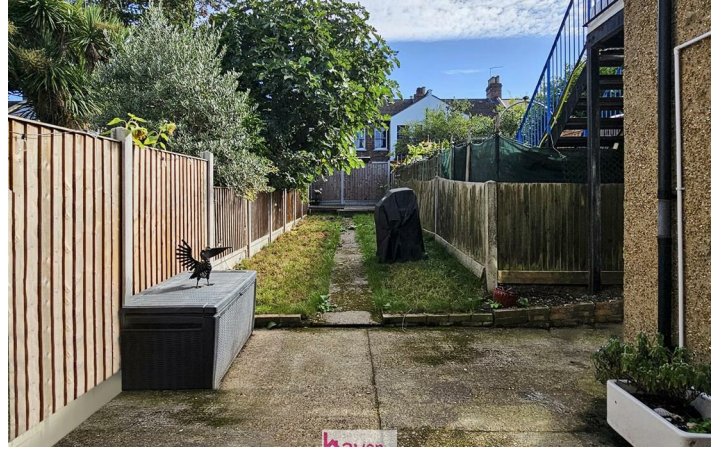
, London, E17 7NQ



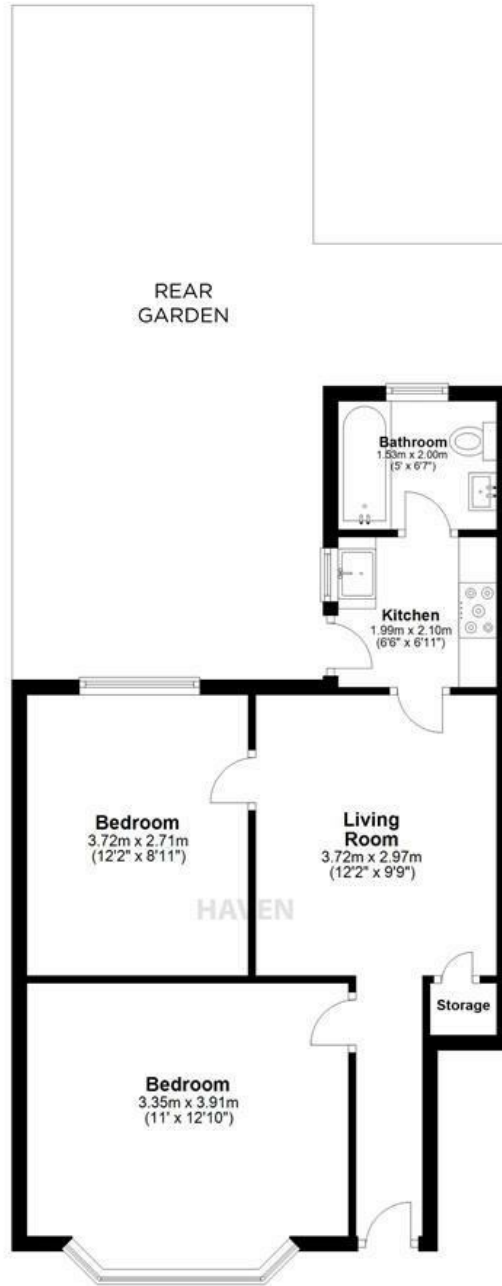
- Close to Transport Links
- Newly fitted kitchen and bathroom
- Ground floor Edwardian flat
- Spacious Private garden
- Two double bedrooms



[Directions](#)



# Floor Plan



## HAVEN

Plan produce for HAVEN Estate Agent



This floor plan is for illustrative purposes only. Floor areas (including total floor area) openings are approximate.

TOTAL FLOOR AREA	Sq. meters	46.5
	Sq. feet	500.8

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.

Energy Efficiency Rating		Current	Potential
<i>Very energy efficient - lower running costs</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 energy efficient - higher running costs</i>			
<b>England &amp; Wales</b>		EU Directive 2002/91/EC	