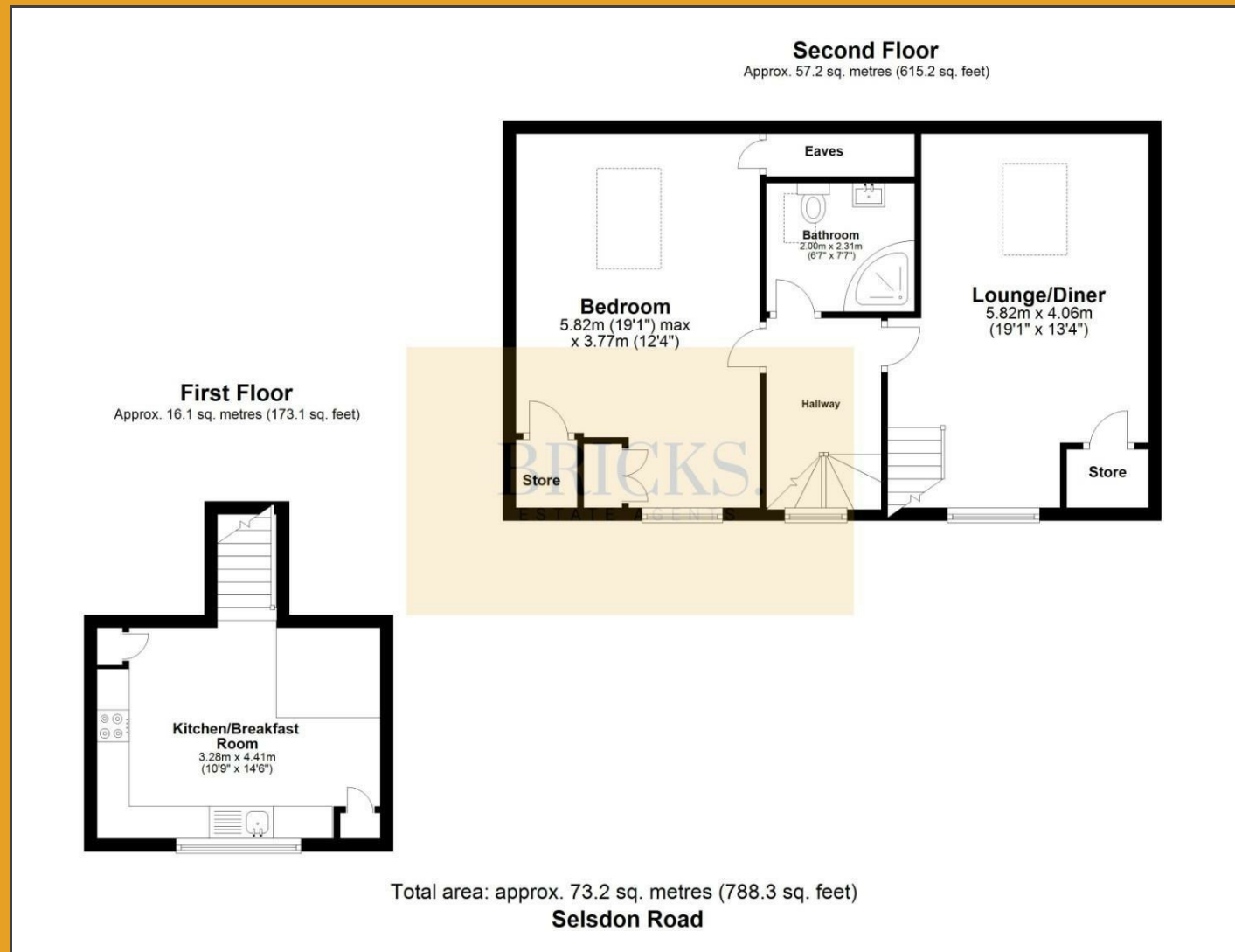


Floor Plan



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£1,900 Per month

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 firm's employment has the authority to make or give any representation or warranty in respect of the property.

Contact Us

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Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus)	A		
(81-91)	B		
(69-80)	C	73	73
(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	

Flat 5 12 Selsdon Road, London, E11 2QF

Introducing an extraordinary opportunity from Bricks Estate Agents - a stunning one-bedroom split level flat conversion that has undergone a recent renovation. Nestled in the heart of the highly coveted Wanstead, this property exudes a flawless presentation and an array of impressive features.

Step inside this immaculate residence and be captivated by its sheer elegance. The spacious double bedroom offers a haven of tranquility, while the beautifully designed three-piece bathroom suite exudes luxury and sophistication. The living room is bathed in natural light, creating a bright and airy ambiance that is perfect for relaxation and entertaining.

As you descend the stairs, you'll be greeted by a well-maintained fully fitted kitchen/breakfast room that is sure to delight any culinary enthusiast. Every aspect of this room has been carefully considered, resulting in a space that is both functional and visually striking.

One of the standout features of this remarkable property is the added convenience of allocated parking, providing you with your own dedicated space. In addition, a private rear garden awaits, offering a tranquil outdoor oasis where you can unwind, entertain, or indulge in the beauty of nature.

Selsdon Road is situated in the heart of Wanstead, this property enjoys a prime location within a vibrant and sought-after area. Wanstead is renowned for its charming atmosphere, picturesque streets, and an abundance of amenities. From trendy cafes and boutique shops to serene green spaces and excellent transport links, this area offers the perfect blend of convenience and tranquility.

Flat 5 12 Selsdon Road, London, E11 2QF



- Available First Week Of March
- One Double Bedroom
- Fully Fitted Kitchen With Breakfast Bar
- Built In Wardrobes
- Off Street Parking
- Immaculately Presented Throughout
- Split Level Flat Conversion
- Ample Storage
- Three Piece Bathroom Suite
- Private Rear Garden

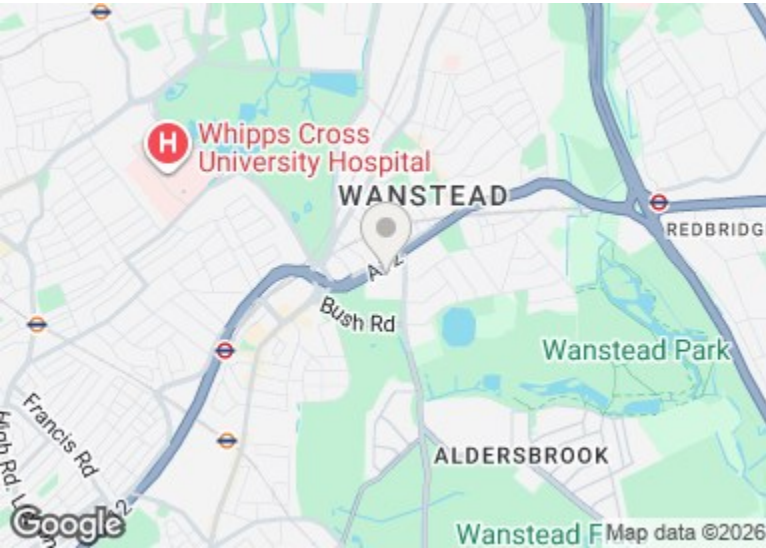
Entrance hall

Bedroom
19'1" x 12'4" (5.82 x 3.77)

Lounge/Diner
19'1" x 13'3" (5.82 x 4.06)

Bathroom
6'6" x 7'6" (2.00 x 2.31)

Kitchen/Breakfast Room
10'9" x 14'5" (3.28 x 4.41)



Directions

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