



## Monkhams Avenue, Woodford Green, IG8 0EY

£6,500 PCM

- Stunning Six Bedroom Detached House Situated With The Monkhams Estate
- Arranged Over Three Floors
- Two Spacious Reception Rooms
- Close To Local Amenities, School Catchments & Central Line Station
- Offered Unfurnished & Available To Rent May
- Stylish Kitchen With Stone Worktops, Appliances & Utility Room
- Driveway Parking
- Holding Deposit £1,500 / Security Deposit £7,500

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Caplen Estates Welcomes this stylish home on Monkhams Avenue, Woodford Green - a prestigious location within the sought-after "Monkhams Estate". This stunning detached house boasts not only a prime location but also ample space with two reception rooms, six bedrooms, and three bathrooms spread over three floors.

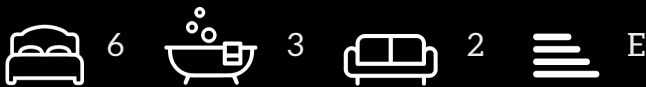
This older property exudes charm and character, offering a unique living experience. The stunning kitchen/dining room comes equipped with modern appliances, making it a hub for culinary delights and family gatherings.

Convenience is key with this property as it is offered unfurnished and ready to move in ASAP. The three bathrooms ensure no more morning queues, adding a touch of luxury to everyday life. Additionally, being within the catchment area of reputable schools and close to the Central Line station, commuting and education are made easy.

One of the standout features of this property is the parking space for up to 5 vehicles, a rare find in such a desirable location, also a garage make useful storage.

Don't miss out on the opportunity to make this six-bedroom house your new home. Embrace the charm of an older property combined with modern amenities, all in a prime location within the Monkhams Estate. Contact us today to arrange a viewing and take the first step towards luxury living in Woodford Green.

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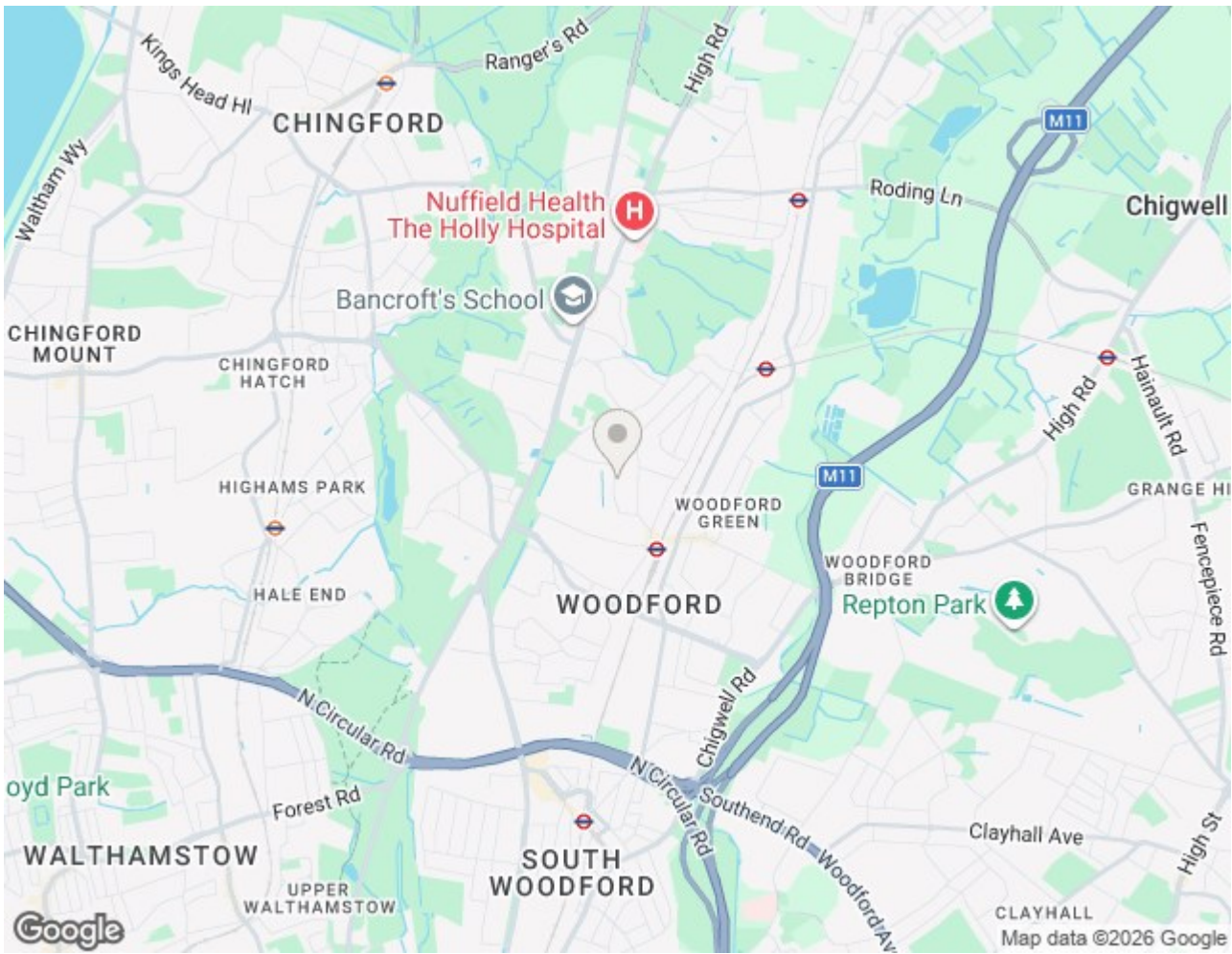
Council Tax Band: H











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>		46	
(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		

EPC Rating:

E

Council Tax Band

H

## Viewings

Viewings by appointment only. Call 0203 937 7733 to make an appointment.