



WHERE STANDARDS MATTER

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Trumpington Road, Forest Gate, E7

Spencer Munson are pleased to offer this spacious one bedroom Victorian conversion with private garden. The local area offers an excellent selection of amenities as the shops, bars and restaurants of both Forest Gate and Stratford are within close proximity. There are numerous public transport links nearby. This apartment is within walking distance of Wanstead Park/Forest Gate Overground Stations and Leyton Central Line Station with direct access to Stratford (Olympic Park, Westfield shopping & DLR) and onto The City and West End of London with 24 hour service at weekends. The property is being offered on a unfurnished basis Available Now. EPC rating : D Council Tax Band B

Rent: £1,550 - Monthly



Trumpington Road, Forest Gate E7

Lounge

3.96m (13') x 3.05m (10')



Kitchen

2.6m (8'6) x 2.5m (8'2)



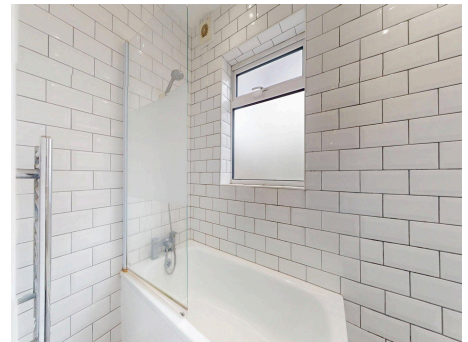
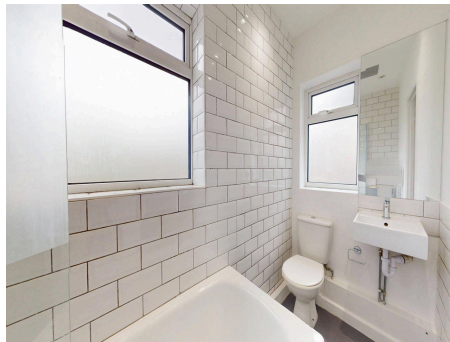
Bedroom

3.4m (11'2) x 2.6m (8'6)



Bathroom

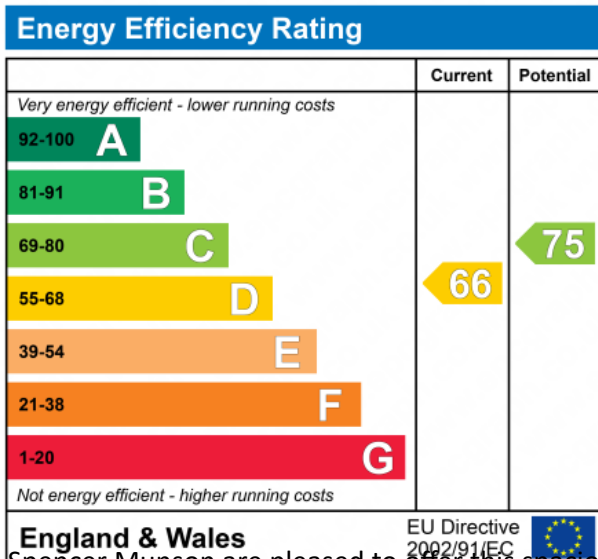
1.1m (3'7) x 2.8m (9'2)



Exterior

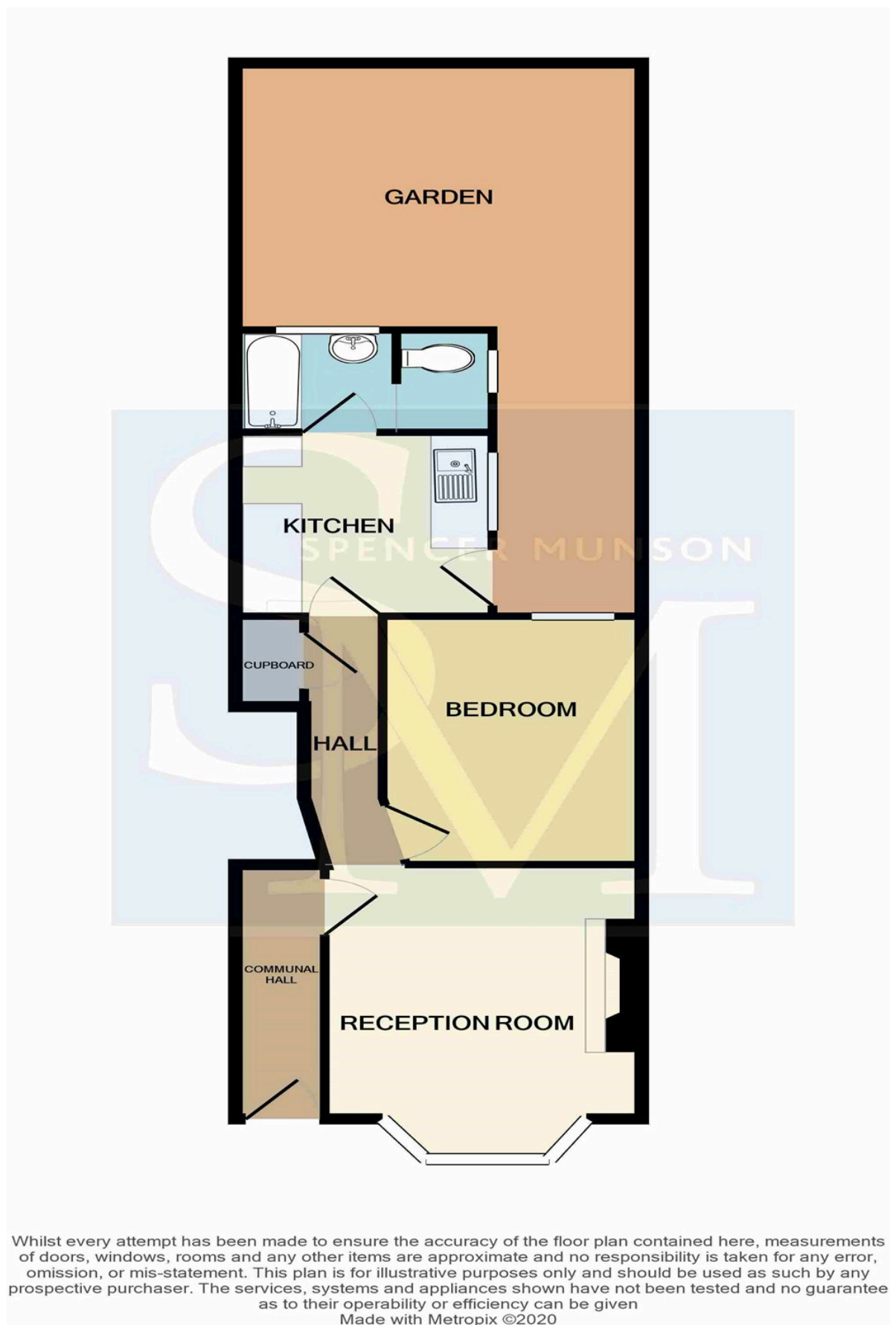
Own garden





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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. Please note that some of the furniture and decor items shown in these images have been digitally added using AI

technology for illustrative purposes. The actual property may differ in appearance. Prospective buyers or renters are encouraged to visit the property in person to get an accurate representation.