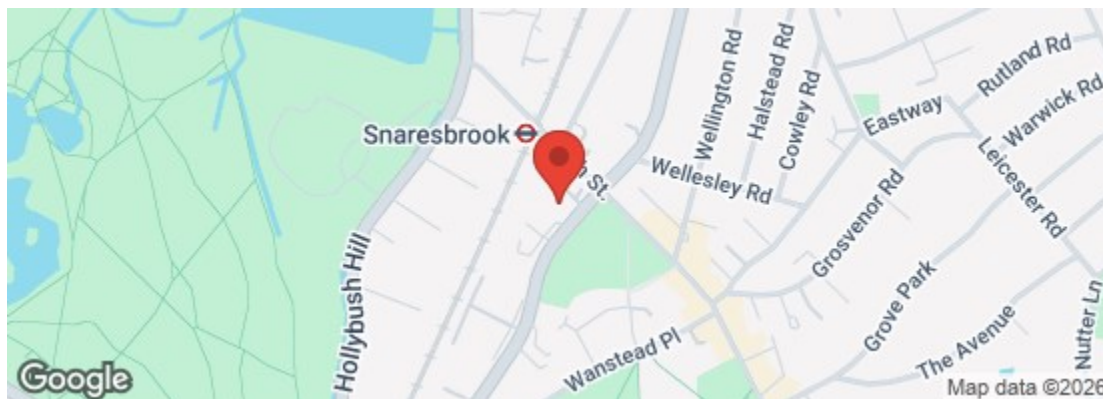


TOTAL APPROX. FLOOR AREA 735 SQ.FT. (68.3 SQ.M.)
 Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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Council: Redbridge | Council Tax Band: C | Floor Area: sq ft

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			
(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	75	81



The Agent has not tested any apparatus, equipment, fixtures and fittings or services and so cannot verify that they are in working order or fit for the purpose. A buyer is advised to obtain verification from their solicitor or surveyor. References to the tenure of a property are based on information supplied by the seller. The agent has not had the sight of the title documents. A buyer is advised to obtain verification from their solicitors.



The Little Holts, Snaresbrook, E11 2SJ
 £2,150 Per Calendar Month

Bedrooms: 3 | Reception Rooms: 1 | Bathrooms: 1



Request a Viewing: **020 8989 0011**

Email: **wanstead@wearechurchills.co.uk**



Available from the 27th May | Offered Unfurnished | Three good sized bedrooms | Modern Fitted Kitchen | Private balcony | Moments from Snaresbrook central line Station | Communal gardens and parking

Churchill Estates are pleased to offer this first floor apartment just a few moments to Snaresbrook Station and the ever-popular Wanstead High Street.

The property is available unfurnished and consists of a large modern kitchen with new amenities and dining area, Three good size bedrooms, a separate fully tiled bathroom/WC and spacious living room with balcony, offering an abundance of storage space and gas central heating. The property has a large communal garden area and communal parking, in addition to a shed for additional storage of larger items.

