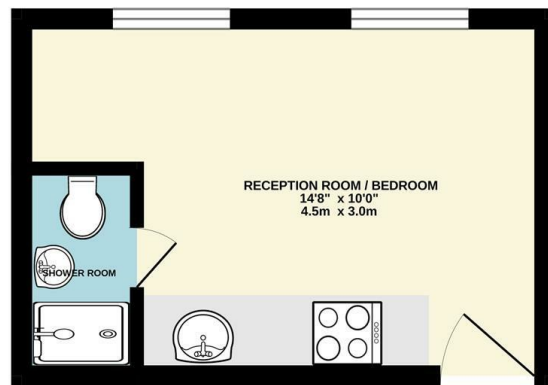
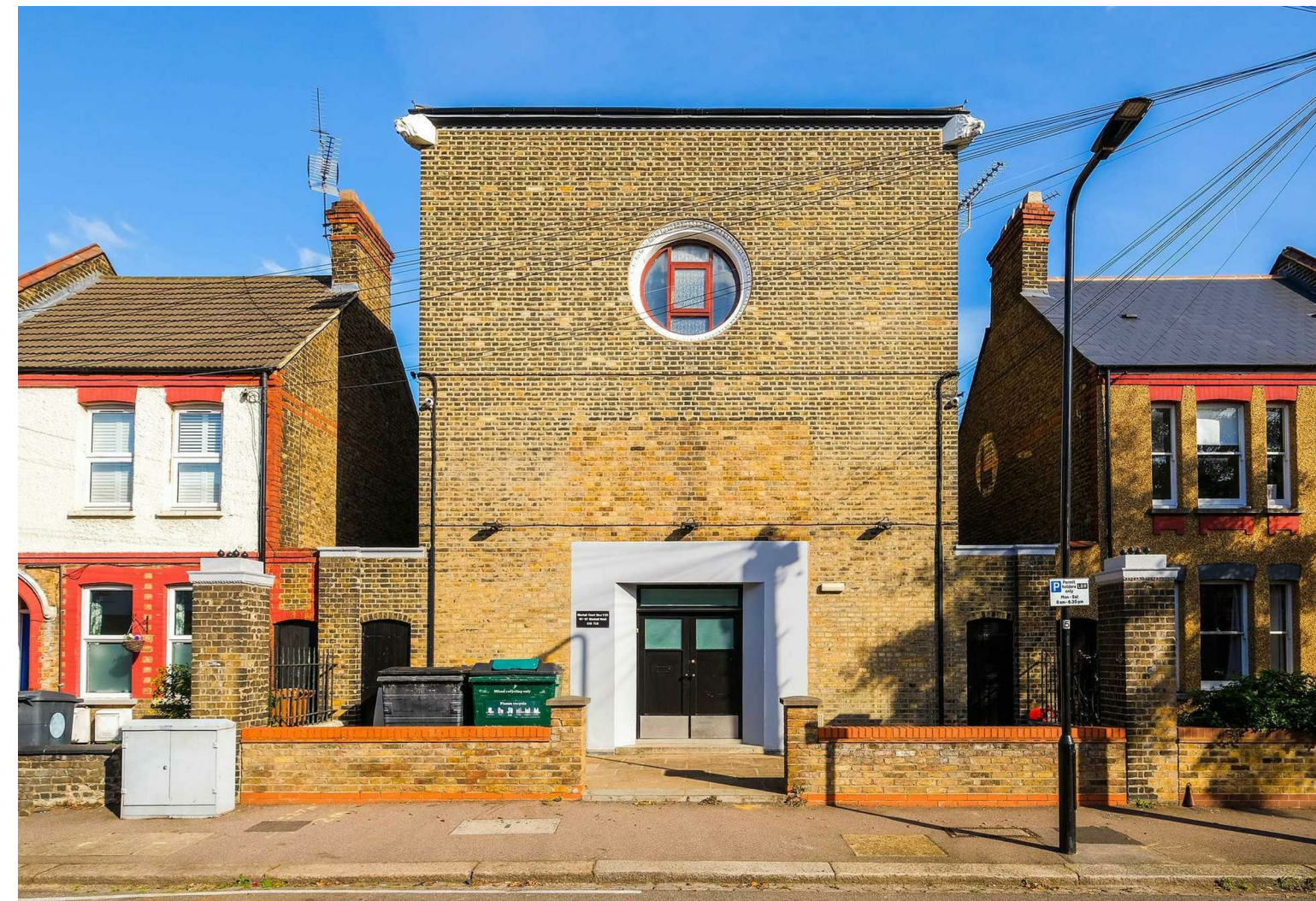


GROUND FLOOR
147 sq.ft. (13.6 sq.m.) approx.



TOTAL FLOOR AREA: 147 sq.ft. (13.6 sq.m.) approx.
While every attempt has been made to ensure the accuracy of the description contained herein, measurements of floors, walls, 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 service, nature and application of any items are not guaranteed and no guarantee as to their operability or efficiency can be given.
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Council: Waltham Forest | Council Tax Band: Exempt | Floor Area: sq ft



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£1,095 Per Month

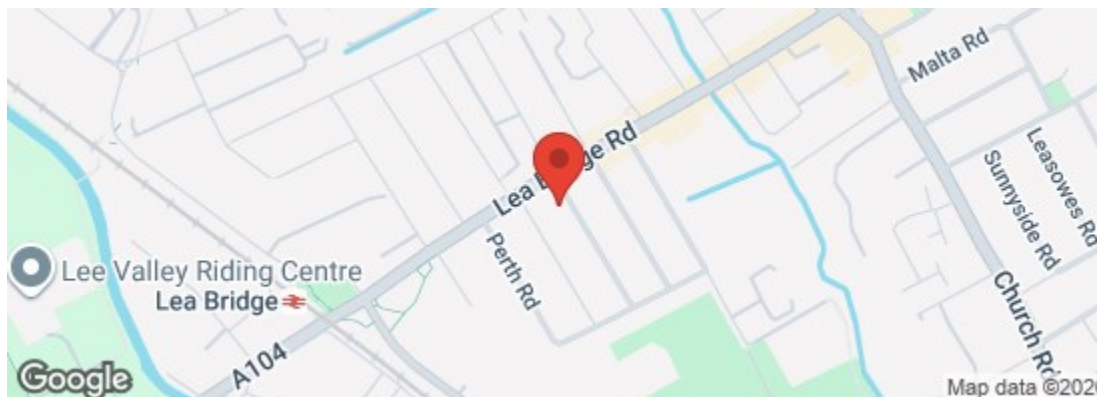
Bedrooms: 1 | Reception Rooms: 1 | Bathrooms: 1



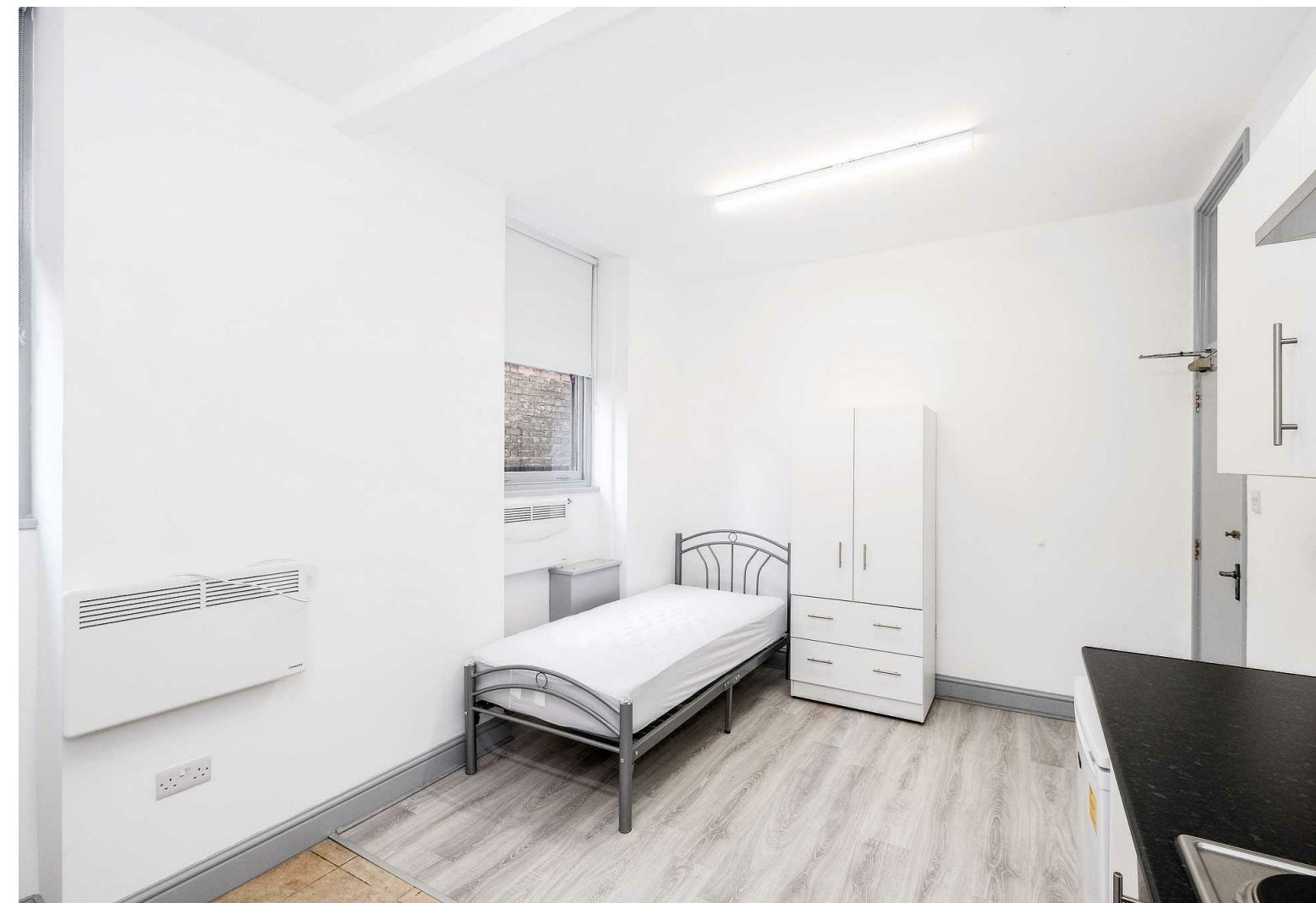
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Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D		68	68
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales	EU Directive 2002/91/EC		



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.



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