

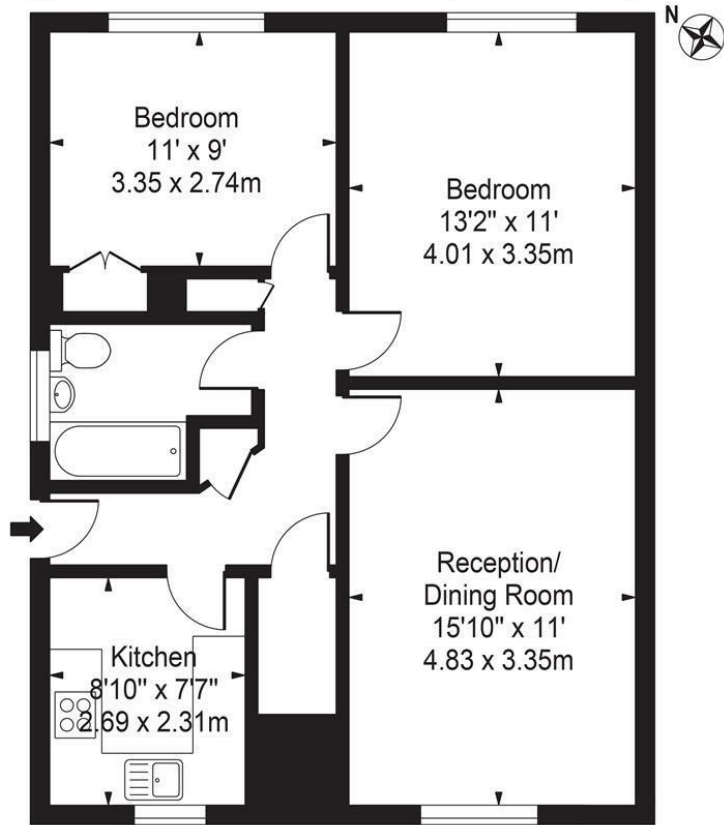


Top House Rise, North Chingford, E4 7EE

PER MONTH  
£1,900 Per Month

 **Coultons**

**Top House Rise, E4**  
 Approx. Gross Internal Area 655 Sq Ft - 60.85 Sq M



**Ground Floor**

For Illustration Purposes Only - Not To Scale

This floor plan should be used as a general outline for guidance only and does not constitute in whole or in part an offer or contract. Any intending purchaser or lessee should satisfy themselves by inspection, searches, enquiries and full survey as to the correctness of each statement. Any areas, measurements or distances quoted are approximate and should not be used to value a property or be the basis of any sale or let.



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(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>			
(21-38) <b>F</b>			
(1-20) <b>G</b>			
Not energy efficient - higher running costs			
<b>England &amp; Wales</b>		72	76
		EU Directive 2002/91/EC	



Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements



**OFFICE DETAILS**

26 Station Road  
 North Chingford  
 London  
 E4 7BE

020 8090 0860  
 sales@coultons.co.uk  
 www.coultons.co.uk

**OFFICE DETAILS**

425a Lordship Lane  
 Wood Green  
 London  
 N22 5DH

020 3869 8989  
 sales@coultons.co.uk  
 www.coultons.co.uk