



Arbor Road, Chingford, E4 6LJ

PCM
£1,750 PCM

 **Coultons**

PROPERTY SUMMARY

We are thrilled to offer for rent this spacious two bedroom first floor flat, benefitting from a contemporary fitted kitchen, double glazed windows, gas central heating, a private large rear garden, which is accessed externally, and ample built in storage. The property is situated on the ever popular Friday Hill, and is within walking distance of shopping amenities, eateries of North Chingford and transport facilities. Waltham Forest council tax band C - £203 pm approx

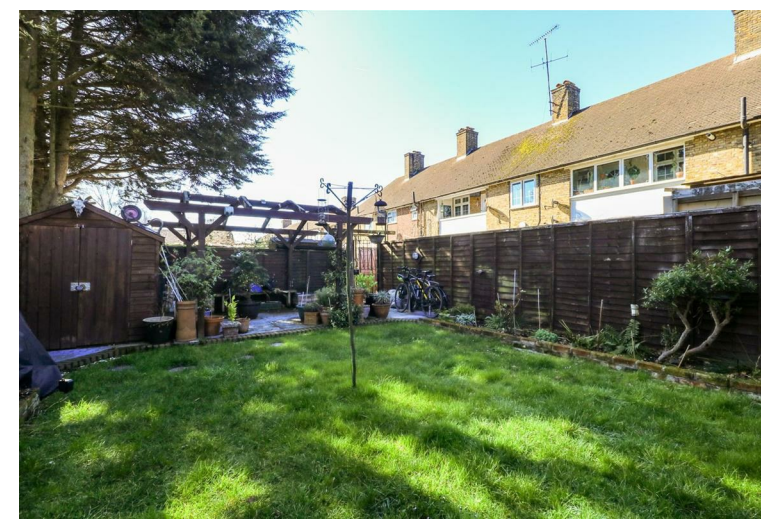
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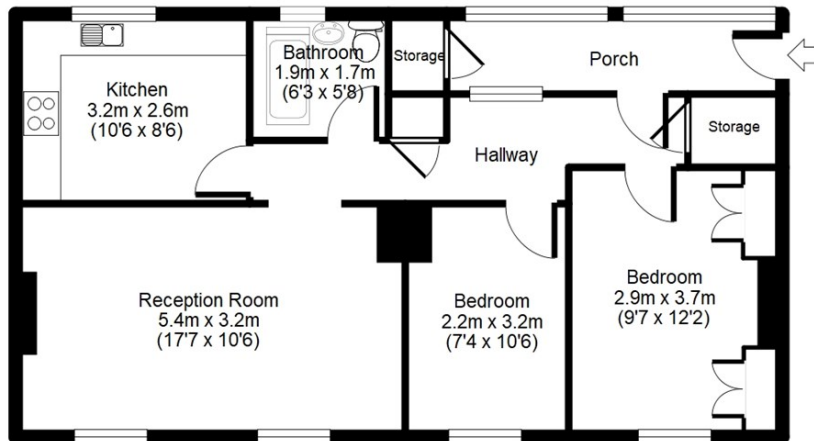
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APPROX GROSS INTERNAL FLOOR AREA: 660 sq. ft / 61 sq. m



For identification purposes only
Measurements are approx and not to scale

LOCAL AUTHORITY
Waltham Forest London Borough

TENURE

COUNCIL TAX BAND
C

VIEWINGS
By prior appointment only

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C	69	78
(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 	

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



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