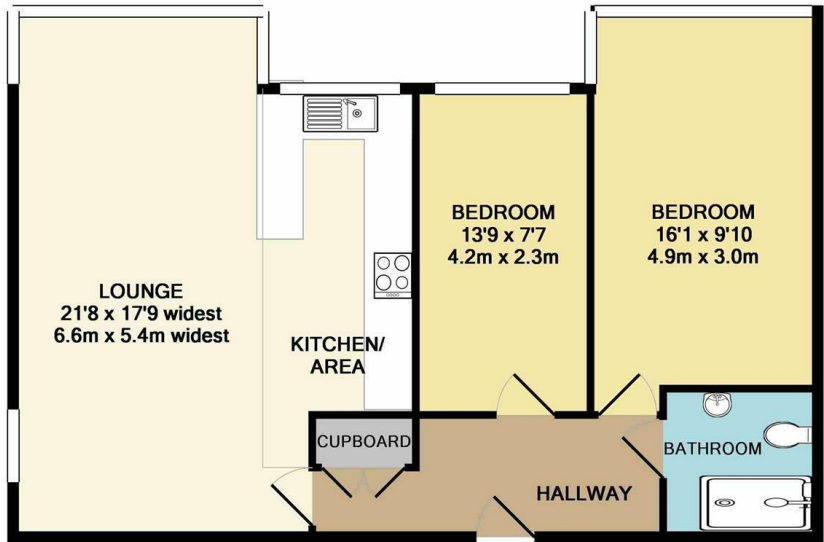




TOTAL APPROX. FLOOR AREA 721 SQ.FT. (67.0 SQ.M.)
Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is 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
Made with Metropix ©2017

Council: Redbridge | Council Tax Band: D | Floor Area: 721.00 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	



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.

CHURCHILL
estates



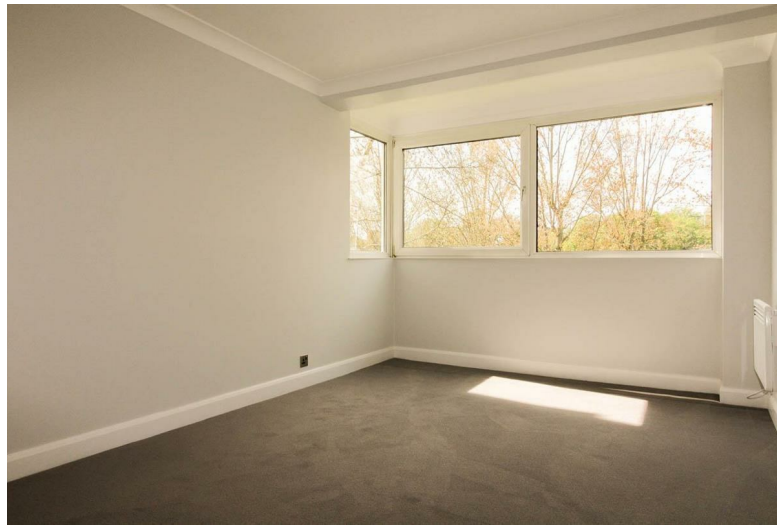
CHURCHILL
estates

Aston Court, Woodford Green, IG8 9EY
Guide Price £380,000 Leasehold - Share of Freehold

Bedrooms: 2 | Reception Rooms: 1 | Bathrooms: 1



Request a Viewing: **0208 530 3333** Email: **southwoodford@wearechurchills.co.uk**



Churchill Estates are delighted to present this beautifully refurbished two-bedroom first-floor apartment, boasting impressive views across England's oldest Cricket Green.

Finished to an exceptional standard throughout, this stunning home has undergone complete modernisation, offering stylish and contemporary living. The property features a bright dual-aspect open-plan living area, seamlessly paired with a bespoke handmade kitchen complete with fully integrated appliances-ideal for both everyday living and entertaining.

Comes with two spacious bedrooms with the main bedroom featuring a bespoke built-in wardrobe and a dedicated desk area, perfect for both comfort and practicality. A state-of-the-art heating system provides year-round comfort while maintaining excellent energy efficiency.

Set within a well-maintained development, residents enjoy attractive communal gardens and the added benefit of a garage en bloc, providing both practicality and convenience.

****The photographs were taken prior to the current tenancy whilst the flat was still empty****

