

PROFESSIONALS IN PROPERTY SINCE 1880



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494a High Road, Ilford, IG1 1UE



£1,250

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McDowalls are pleased to offer to the market this unfurnished first floor studio apartment based on High Road Ilford. The property features gas central heating, double glazing and white goods. This newly decorated flat is only a short walk from Seven Kings Tube station and boasts local amenities on the doorstep. Please be advised the property does not have parking. Property license permits only one household to reside at the property. Early viewings highly recommended.

GAS - Mains

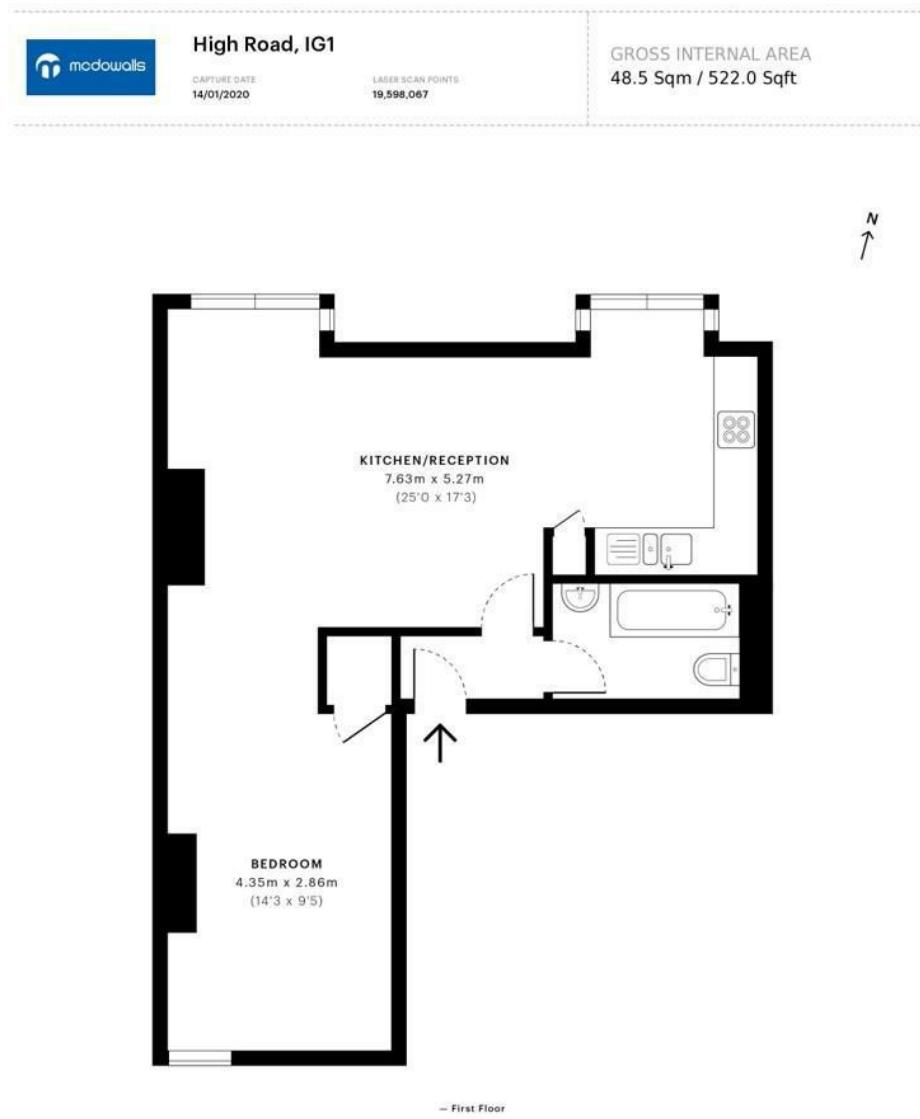
ELECTRIC - Mains

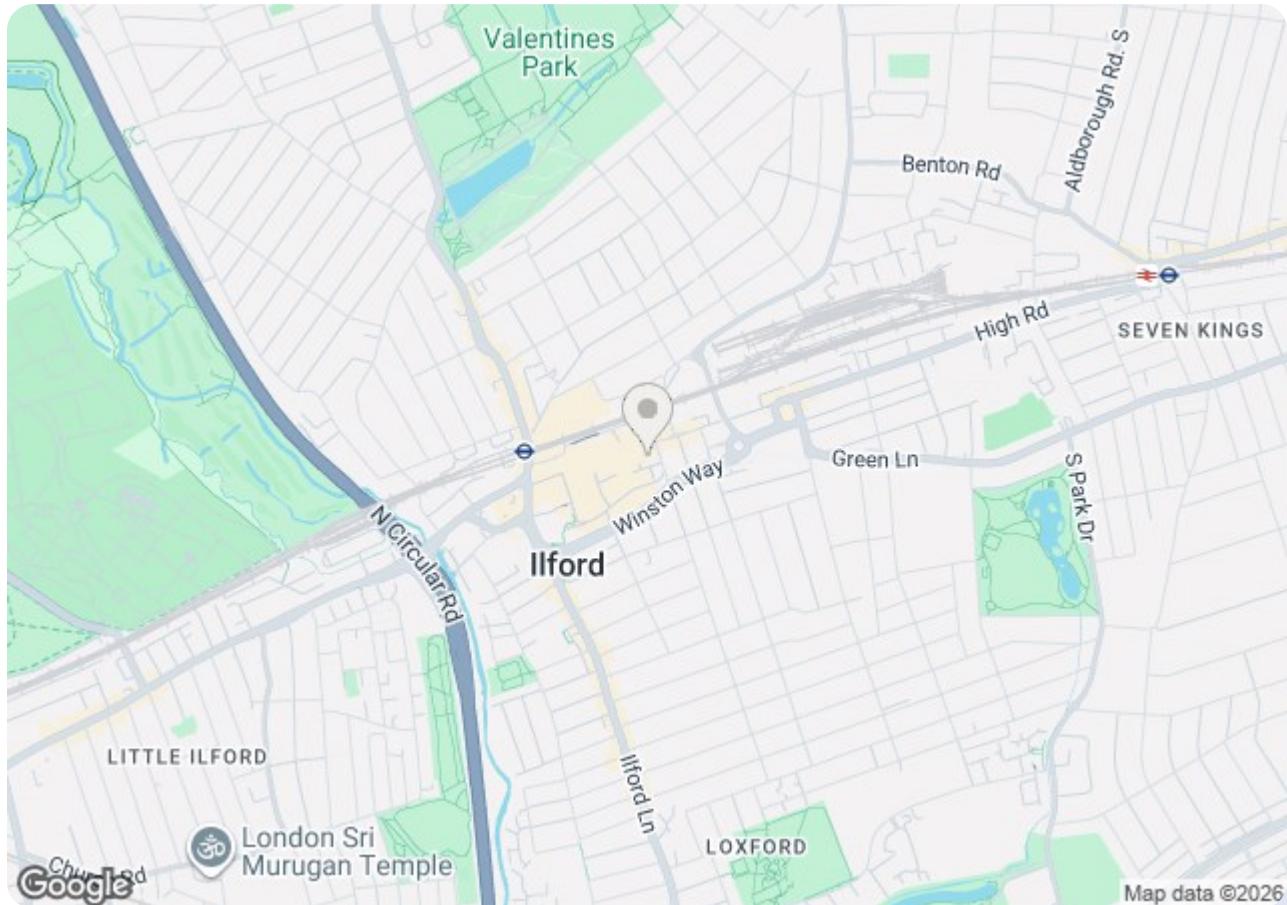
WATER - Mains

EPC -

LOCAL AUTHORITY - London Borough of Redbridge

COUNCIL TAX - £1700 Band B





Energy Efficiency Rating

	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) A		
(81-91) B		
(69-80) C	75	75
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		
England & Wales	EU Directive 2002/91/EC	

Environmental Impact (CO₂) Rating

	Current	Potential
<i>Very environmentally friendly - lower CO₂ emissions</i>		
(92 plus) A		
(81-91) B		
(69-80) C	76	76
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not environmentally friendly - higher CO₂ emissions</i>		
England & Wales	EU Directive 2002/91/EC	

