



www.kings-group.net

248 Hoe Street
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Grosvenor Road, London, E11 2EW
£1,400 Per Month

Kings are delighted to offer this two bedroom first floor Victorian conversion located on Grosvenor Road, Wanstead. The property benefits from an open planned lounge + fitted kitchen, two bedrooms and a family bathroom. Also a communal garden to the rear.

This spacious two bedroom flat is superbly situated in the heart of Wanstead moments from the popular High Street, which offers an array of eateries, bars & boutiques. Wanstead & Snaresbrook Central Line tube station is also located within easy walking distance.



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	

Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO2 emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO2 emissions		
England & Wales	EU Directive 2002/91/EC	





Associated Offices in London, Essex and Hertfordshire
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