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248 Hoe Street  
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**Pembar Avenue, London, E17 6HN**  
**£2,000 Per Month**

**\*\* REFURBISHED FOUR BEDROOM HOME \*\*** Kings are delighted to offer this perfect property situated minutes from Blackhorse Road station. Refurbished to an extremely high standard the property features four double bedrooms, one bathroom, with a private rear garden, double glazing and gas central heating.

This home also benefits from being a short walk to Blackhorse Road station making this property ideal for family. Pembar Avenue is located off Blackhorse Lane. This property is minutes from the local train station and bus stops.



Energy Efficiency Rating		
	Current	Potential
<i>Vary energy efficient - lower running costs</i>		
(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>		
<i>Not energy efficient - higher running costs</i>		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC	

Environmental Impact (CO <sub>2</sub> ) Rating		
	Current	Potential
<i>Vary environmentally friendly - lower CO2 emissions</i>		
(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>		
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<i>Not environmentally friendly - higher CO2 emissions</i>		
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Associated Offices in London, Essex and Hertfordshire  
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