

Directions

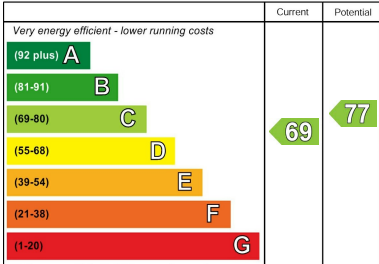
Viewings

Viewings by arrangement only. Call 02085042440 to make an appointment.

EPC Rating

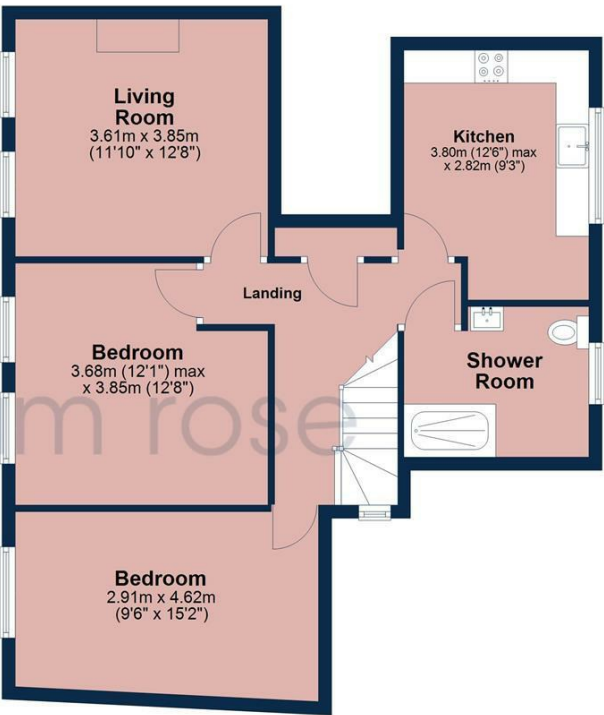
C

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		



EU Directive 2002/91/EC

First Floor
Approx. 67.8 sq. metres (729.8 sq. feet)



Total area: approx. 72.6 sq. metres (781.8 sq. feet)

All measurements have been taken as a guide to prospective buyers only and are not precise. This plan is for illustrative purposes only and no responsibility for any error, omission or misstatement. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given. Measurements may have been taken from the widest area and may include wardrobe/cupboard space. No guarantee is given to any measurements including total areas. Buyers are advised to take their own measurements.

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Plan produced using PlanUp.

Mill Lane



22 Mill Lane, Woodford Green, Essex, IG8 0UG

£1,750 Per Calendar Month

- Two bedroom maisonette
- Next to shops and transport
- Good standard throughout
- Modern bathroom & wc
- Woodford village location
- Close to Woodford Central Line station
- Modern appliance fitted kitchen
- Great location

22 Mill Lane, Woodford Green IG8 0UG

Nestled in the charming village of Woodford Green, this delightful maisonette on Mill Lane offers a perfect blend of comfort and convenience. With two spacious double bedrooms, this property is ideal for couples, small families, or individuals seeking a serene yet vibrant community.



Council Tax Band: B



The maisonette boasts a well-appointed reception room, providing a welcoming space for relaxation and entertaining. The property is presented to a good standard throughout, ensuring that you can move in with ease and enjoy your new home from day one.

One of the standout features of this property is its fantastic location. Situated just moments away from Woodford's shops, you will have a variety of amenities at your fingertips, making daily errands a breeze. Additionally, Woodford Central Line station is only a short walk away, offering excellent transport links to central London and beyond, perfect for commuters.

This maisonette not only provides a comfortable living space but also places you in a vibrant village setting, where community spirit thrives. Whether you are enjoying a leisurely stroll through the local parks or indulging in the nearby cafes and shops, you will find that this location truly enhances your lifestyle.

In summary, this two-bedroom maisonette on Mill Lane is a wonderful opportunity for those looking to embrace village life while enjoying the conveniences of modern living. Don't miss your chance to make this charming property your new home.

EPC - C
Council tax - B Redbridge