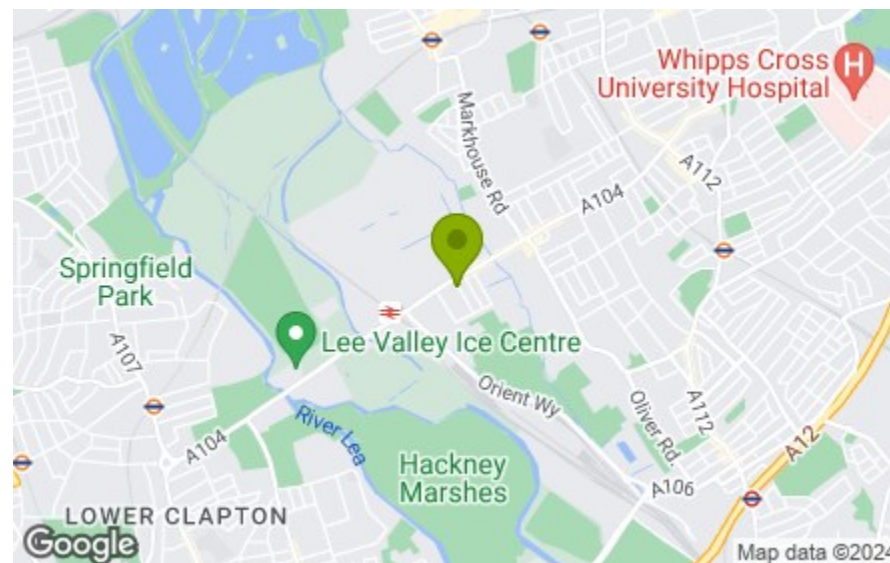


Room
 8'8" x 10'9"

First Floor

Total Area: 11.1 m² ... 120 ft²

All measurements are approximate and for display purposes only



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(82 plus)	A		
(61-81)	B		
(49-60)	C		
(35-48)	D		
(29-34)	E		
(21-28)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	



BLOXHALL ROAD, LEYTON

£750 Per Calendar Month
 1 Bed Room



Features:

- Water & Council Tax Included
- Communal Bathroom
- Electricity Not Included
- Wifi Included
- 12 Month Tenancy
- Single Adult Only
- Residents Permit Parking
- EPC Rating D
- Holding Deposit: Equivalent to 1 Week's Rent, Capped at £400

This recently renovated bedsit, benefits from double glazing and new flooring. Council Tax & Water being inclusive of the rent, this property is on Bloxhall Road.

Please note the electricity is not included in the rent.

REQUEST A VIEWING
 0203 397 9797

E11, E7, E12 & E15
 hello11@stowbrothers.com
 0203 397 2222

E4 & N17
 hello4@stowbrothers.com
 0203 369 6444

E17 & E10
 hello17@stowbrothers.com
 0203 397 9797

E18 & IG8
 hello18@stowbrothers.com
 0203 369 1818

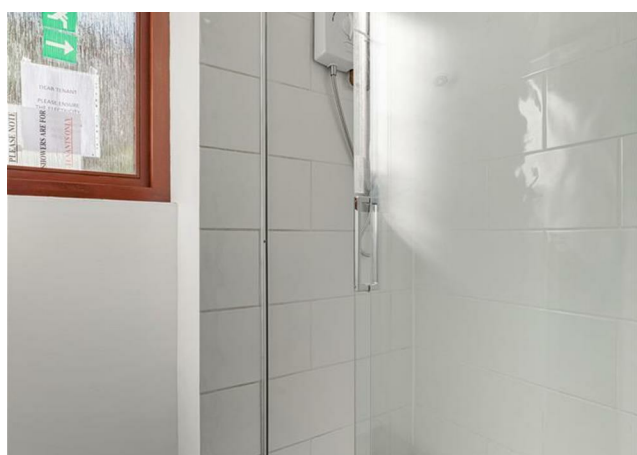
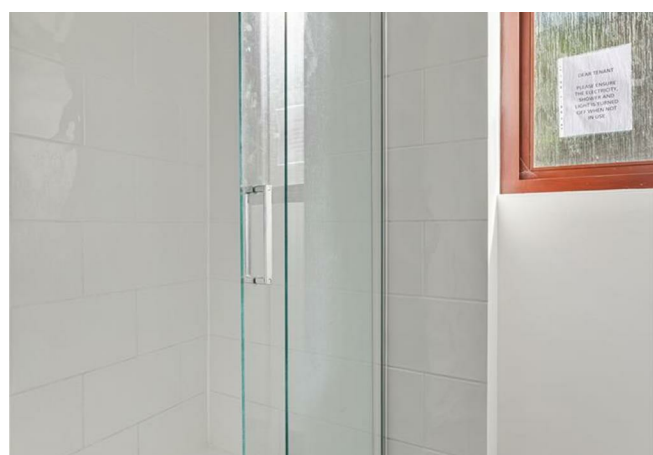
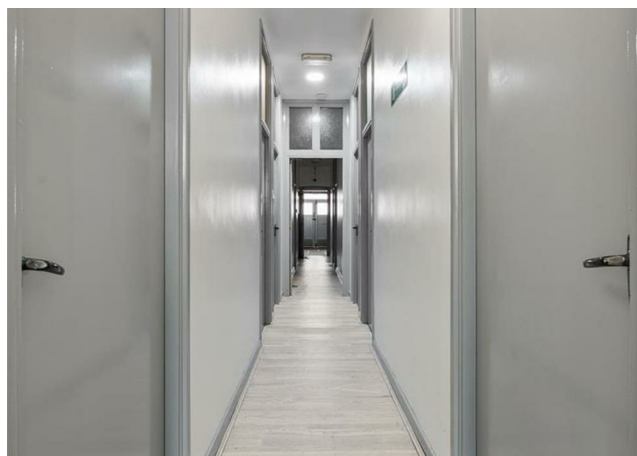
E8, E9, E5, N16, E3 & E2
 hellohackney@stowbrothers.com
 0208 520 3077

New Homes
 newhomes@stowbrothers.com
 0203 325 7227

Investment & Development
 id@stowbrothers.com
 0208 520 6220

Property Maintenance
 propertymanagement@stowbrothers.com
 0203 325 7228

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IF YOU LIVED HERE

You'll be right in the heart of things, with our famous Lea Bridge Station and tremendous transport links at your fingertips. Among the many and varied highlights on your doorstep is a personal favourite and genuine Walthamstow institution, Lightaus E17. A gorgeous gastropub full of delightful nooks and crannies, with a delicious menu and lovely beer garden. It's all a five minutes walk anytime you need a home from home.

WHAT ELSE?

- Less than half a mile away on foot is our borough's beloved green gem of Lea Valley with landscaped gardens, cafes, courts an ice rink and all manner of local sports clubs and classes, it's a great spot to have on your doorstep.
-You're spoilt for transport options into town. Train departures from Lea Bridge Railway Station, just eight minutes on foot from your door, can speed to Liverpool Street in around 20 minutes.



A WORD FROM THE EXPERT...

"Leyton is a well-hidden gem that people haven't yet fully explored. Lea Bridge Road has that buzzing vice with cafés, delis, shops and restaurants — the perfect afternoon or weekend destination. The Olympic Park is just around the corner, great for all the amazing concerts, sporting events and festivals that are held there all year round. Getting into central London couldn't be any easier, with Leyton Midland overground station as well as the Central underground line both right on the doorstep. And did I mention that Jubilee Park, with its café, outdoor gym and pirate-themed playground, is perfect for a relaxing Sunday walk?"

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0203 397 9797

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