

**Church Walk, Stoke Newington
3 Bedroom Flat**

Price: £515 pw



- ✓ Church Walk, Stoke Newington, N16
- ✓ Two Bathrooms (One En-suite)
- ✓ Off Street Parking
- ✓ Ground Floor

- ✓ Three Double Bedrooms
- ✓ Front & Rear Gardens
- ✓ Modern Finish

Church Walk, Stoke Newington

A stunning three bedroom apartment located on Church Walk, Stoke Newington, N16.

Comprising of a large open plan reception room with modern fitted kitchen with integrated appliances, front and rear private gardens, three double bedrooms, master bedroom with an en-suite bathroom, large modern bathroom with bath tub and separate shower cubical, good storage throughout.

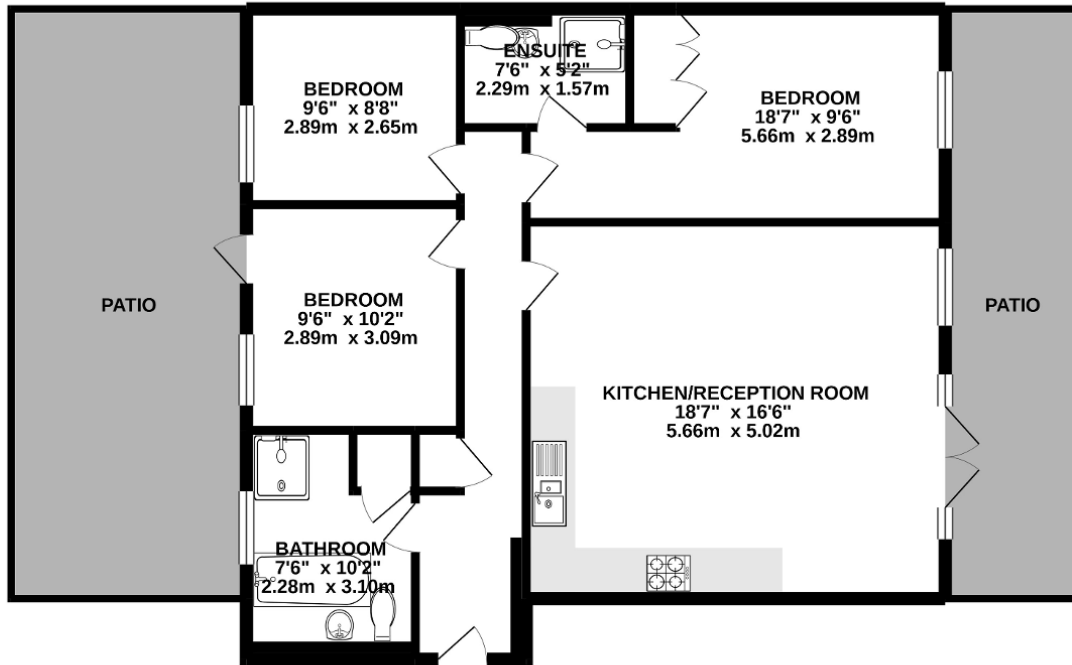
An excellent home for family or professional sharers.



Particulars are thought to be materially correct though their accuracy is not guaranteed and they do not form part of any contract. Services, fittings and equipment referred to within the sales particulars have not been tested and no warranties can be given and prospective buyers must make their own enquiries regarding such matters.

Measurements are approximate and are for a guide only (room measurements are taken and to be to the nearest 3"), we would therefore advise prospective purchasers to check any measurements that are of particular importance to them. Some statements are inevitably 'subjective' and are therefore the view of the author at the time the information was prepared. If any items are important to you, please check with the office first, especially if you are travelling some distance to view.


GROUND FLOOR
 837 sq.ft. (77.7 sq.m.) approx.



TOTAL FLOOR AREA: 837 sq.ft. (77.7 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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Energy Performance Rating

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92-100) 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			
		57	77
England, Scotland & Wales		EU Directive 2002/91/EC 	

Environmental Impact (CO ₂) Rating		Current	Potential
Very environmentally friendly - lower CO ₂ emissions			
(92-100) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not environmentally friendly - higher CO ₂ emissions			
		61	61
England, Scotland & Wales		EU Directive 2002/91/EC 