

## **Avondale Road, London E17 8JG**

**£3,900**

Welcome to Avondale Road, London - a charming property that boasts 2 reception rooms, 5 bedrooms, and 3 bathrooms, making it an ideal family home. This delightful house offers a generous 1,755 sq ft of living space, providing ample room for all your needs.

Built in 1930, this property exudes character and history, offering a unique charm that is hard to find elsewhere. The two reception rooms provide versatile spaces for entertaining guests or simply relaxing with your loved ones.

With 5 bedrooms, there is plenty of room for a growing family or for those who enjoy having extra space for guests or hobbies. The 3 bathrooms ensure that there will be no queues in the morning rush, adding convenience to your daily routine.

Located in the heart of London, this property offers not just a house, but a lifestyle. Close to amenities, schools, and transport links, Avondale Road provides the perfect balance of convenience and tranquillity.

Don't miss out on the opportunity to own this beautiful house with a rich history and ample space for all your needs. Contact us today to arrange a viewing and make this house your new home!

**Avondale Road, London E17 8JG**



**Energy Efficiency Rating**

	Current	Potential
Very energy efficient - lower running costs		
(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>		
Not energy efficient - higher running costs		

72

**England & Wales** EU Directive 2002/91/EC

**Environmental Impact (CO<sub>2</sub>) Rating**

	Current	Potential
Very environmentally friendly - lower CO <sub>2</sub> emissions		
(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>		
Not environmentally friendly - higher CO <sub>2</sub> emissions		

**England & Wales** EU Directive 2002/91/EC

