

## Mafeking Avenue Ilford, IG2 7AW

Edward Chase is delighted to present to the residential lettings market this amazing 4-bedroom 2-bathroom terraced house located in Seven Kings. This property has recently been refurbished throughout and benefits from being only a short distance from Seven Kings Station (Overground). We feel this property would be ideal for growing families or sharers searching for size, comfort and convenience. This property has several key features such as: - Gas central heating combination boiler - Double glazed windows throughout - 4 large bedrooms - Property rented unfurnished - 2 bathrooms on the ground floor & first floor - Large rear garden - Street parking available - Walking distance to Seven Kings Station - Large rear reception room with dining room - Brand new fitted kitchen including white goods - Storage throughout The property has recently undergone refurbishment throughout. For further property details or viewing arrangements please contact the Edward Chase lettings team today. Lettings Edward Chase estate agents offer a

- Amazing Large 4 Bedroom, 2 Reception, 2 Bathroom House Located In Seven Kings
- This Family Home Is Rented Unfurnished With Kitchen White Goods Included And A Ground Floor & First Floor Bathroom
- This Property Has Double Glazed Windows Throughout With A Combination Boiler & Water
- Property Is Situated A Short Walk To Seven Kings Station (Overground) With Some Superb Local Schools
- Large Rear Garden With Street Parking
- Superb Primary & Secondary Schools Within Walking Distance

**Monthly Rental Of £1,749**

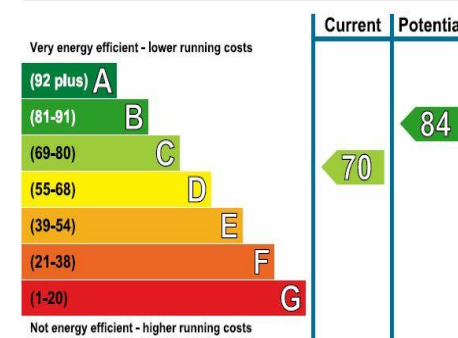
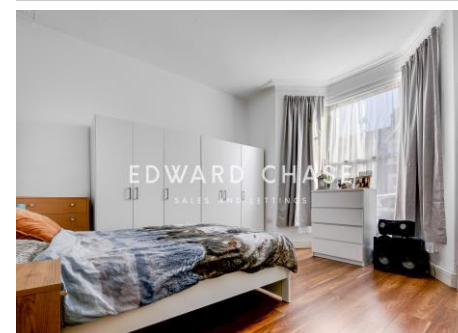
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Edward Chase estate agents offer a bespoke, professional, ARLA accredited Lettings & Management service. If you would like a free appraisal to gauge the rental potential of your property or you are considering a buy to let purchase, please feel free to contact Sukhbir Basra, Branch Manager to arrange an appointment. A tenant referencing fee of £195 per person will be charged subject to a minimum fee of £500 per property. All fees are inclusive of VAT.



### MONEY LAUNDERING REGULATIONS 2003

Intending purchasers will be asked to produce identification and proof of financial status when an offer is received. We would ask for your co-operation in order that there will be no delay in agreeing the sale.