

**Pritchards Road, London, E2 9BW**



**£1,400 Per Month**

A beautifully presented, spacious and thoughtfully arranged property. This lovely property comprises reception room, fully fitted kitchen, a spacious bedroom and a three piece bathroom suite.

The property retains many original features with high ceilings and ample storage cupboards.

Benefiting from direct access to a communal garden and also its a short walking distance to Bethnal Green Underground (Central Line) Station, Cambridge Heath and Bethnal Green Rail Stations, as well as being ideally placed for access to Bethnal Green High Street with its vast array of shopping amenities and transport links to Shoreditch, Hoxton, Brick Lane, Liverpool Street and the City.

Viewings are highly recommended.



Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(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>		
<i>Not energy efficient - higher running costs</i>		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC	

Environmental Impact (CO <sub>2</sub> ) Rating		
	Current	Potential
<i>Very environmentally friendly - lower CO<sub>2</sub> emissions</i>		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>		
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