



## a Collier Row Road, Romford

**£1,250 pcm**

**LET**

Ali & Co are delighted to have on offer this spacious two bedroom split level apartment  
Situating on Collier Row Road  
Newly Decorated and refurbished with a Kitchen and Bathroom.

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**Ali&Co**  
PROPERTY SERVICES

## Spacious 2 Bed Split Level Apartment

Ali & Co are delighted to have on offer this spacious two bedroom split level apartment

Situated on Collier Row Road

Newly Decorated and refurbished with a Kitchen and Bathroom.

The property offers great accommodation with a lounge measuring approximately 5mx3.5m

Large double bedroom and a good size single bedroom.

The property has had a new bathroom suite and kitchen units installed

Available 9 November 2020

Council Tax Band: C

Deposit: £1,250

### Living room

w: 5.2m x l: 3.6m x h: 2.5m (w: 17' 1" x l: 11' 10" x h: 8' 2")

Spacious lounge and double glazed windows

### Bedroom 1

Very large room and very spacious

### Bedroom 2

Good Size Single Room

### Kitchen

Newly fitted kitchen

### Bathroom

Newly fitted bathroom



Energy Efficiency Rating			Environmental Impact (CO <sub>2</sub> ) Rating		
	Current	Potential		Current	Potential
Very energy efficient - lower running costs			Very environmentally friendly - lower CO <sub>2</sub> emissions		
(92-100) <b>A</b>			(92-100) <b>A</b>		
(81-91) <b>B</b>			(81-91) <b>B</b>		
(69-80) <b>C</b>			(69-80) <b>C</b>		
(55-68) <b>D</b>			(55-68) <b>D</b>		
(39-54) <b>E</b>			(39-54) <b>E</b>		
(21-38) <b>F</b>			(21-38) <b>F</b>		
(1-20) <b>G</b>			(1-20) <b>G</b>		
Not energy efficient - higher running costs			Not environmentally friendly - higher CO <sub>2</sub> emissions		
	69	74		69	74
<b>England &amp; Wales</b>	EU Directive 2002/91/EC		<b>England &amp; Wales</b>	EU Directive 2002/91/EC	

The energy efficiency rating is a measure of the overall efficiency of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.

The environmental impact rating is a measure of a home's impact on the environment in terms of carbon dioxide (CO<sub>2</sub>) emissions.

Whilst every effort is made to ensure the accuracy of these details, it should be noted that the measurements are approximate only. Floorplans are for representation purposes only and prepared according to the RICS Code of Measuring Practice by our floorplan provider. Therefore, the layout of doors, windows and rooms are approximate and should be regarded as such by any prospective tenant.