



Mintern Close, London

Let (Marketing)

£1,400 Per month (Available from 6th June 2026, Unfurnished)



Baker and Chase are pleased to present this spacious one double bedroom third (top) floor flat. Modern fitted kitchen with appliances. Modern bathroom including a bath plus shower. Bright spacious lounge. Good size double bedroom including a triple wardrobe. UPVC double glazing, gas central heating. Available 6th June 2026.



Applicant Requirements:

We are searching for tenant(s) with a minimum household income of £42,000+pa

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Baker and Chase are pleased to present this spacious one double bedroom third (top) floor flat. Modern fitted kitchen with appliances including a large fridge freezer, oven & hob and a washing machine. Modern bathroom including a bath plus shower. Bright spacious lounge. Good size double bedroom including a triple wardrobe. UPVC double glazing, gas central heating.

Excellent location opposite Hazelwood Park and just off Hedge Lane with W6 bus route connecting to Southgate Tube Station or within close distance to Palmers Green Train Station, just 0.6 miles away & shopping facilities.

Offered part furnished and is available 6th June 2026.

For further details or to arrange your viewing, please contact our office.



Exterior

Parking. Communal entrance. Entryphone. Stairs leading to third (top) floor.

Hallway

Wooden front door leading to hallway with fitted carpet, double radiator, entryphone, access to loft, door to storage cupboard with consumer unit, shelving. Further storage cupboard with shelving.

Bathroom

Ceramic tiled flooring, fully tiled walls, extractor fan, chrome heated towel rail, wall mounted medicine cabinet with mirror fronted doors, frosted double glazed window to side, low flush wc, pedestal wash hand basin, panel enclosed bath with mixer tap, wall mounted shower, curtain rail and curtain, small shower screen.

Bedroom

Fitted carpet, drad, dg to side, roller blind, ceiling spots.

Triple wardrobe with mirror fronted doors.

Lounge

Fitted carpet, ceiling spotlights, double radiator, double glazed window to side.

Kitchen

Ceramic tiled flooring, double radiator, ceiling coving, double glazed window to side, wall mounted Biasi combi boiler, range of wooden wall and base units, roll top worktops, tiled splashbacks, floor standing LG fridge freezer, Candy washing machine, built in electric oven, built in gas hob, stainless steel extractor hood over, Sharp microwave, single drainer stainless steel sink unit, mixer tap.

Disclaimer

Viewings: In consideration of the current owner/occupants, please note:

- Pets are not allowed to attend viewings.
- Additional photos and/or filming of the property internally and externally is not permitted.
- Loft access is not generally permitted unless express permission is requested.

Referencing: Preferred applicants for a property will be expected to provide financial, credit and employment information, personal/professional references and potentially a guarantor for referencing purposes.

Anti-Money Laundering Regulations & Right to Rent: Intending parties will be asked to produce identification documentation at offer stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale/rental.

Consumer Protection from Unfair Trading Regulations 2008: The Agent has not tested any apparatus, equipment, fixtures and fittings or services and so cannot verify that they are in working order or fit for the purpose. References to the Tenure of a Property are based on information supplied by our client. The Agent has not had sight of the title documents. Items shown in photographs are NOT necessarily included.

Consent to Rent: By approving our property particulars/advertising, our client(s) confirm they have obtained all permissions to rent the property.

Measurements: These approximate room sizes are only intended as general guidance. You must verify the dimensions carefully before ordering carpets or any furniture.

Services: Please note we have not tested the services or any of the equipment or appliances in this property, accordingly we strongly advise prospective occupiers to commission their own survey or service reports before finalising their offer.

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Availability: Interested parties must check the availability of any property and make an appointment to view before embarking on any journey to see a property.

Fixtures: Items shown in photographs are NOT included. A list of the furnishings can be requested separately.

EPC Rating D / Local Authority: London Borough of Enfield / Council

