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trustworthy
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accessible
friendly *dependable*
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transparent

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Green Lanes, N13

£1,300 FOR SALE

Studio

0 1 1



Green Lanes, N13

£1,300 Per

Description

A contemporary self-contained studio flat ideally located in the heart of Palmers Green, N13.

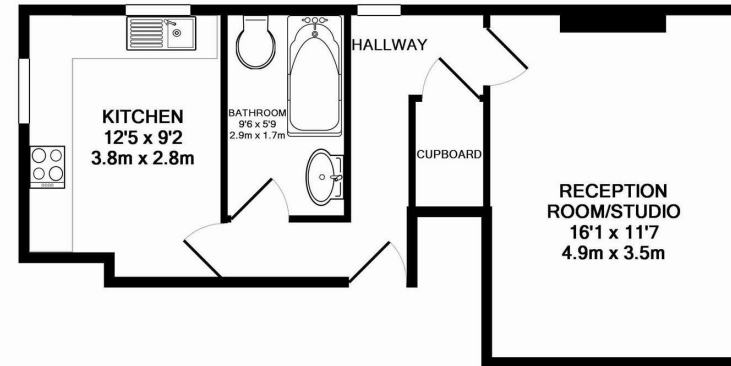
This well-presented property offers practical and comfortable living, featuring a bright open-plan space that accommodates both living and sleeping areas. The modern fitted kitchen is neatly designed with good storage and integrated appliances, while the contemporary bathroom includes both a bath and shower, as well as a heated towel rail.

The flat is finished in neutral tones throughout, creating a light and welcoming atmosphere. Ideal for a professional tenant seeking a convenient and low-maintenance home, it provides everything needed for modern urban living within a compact footprint.

Key Features

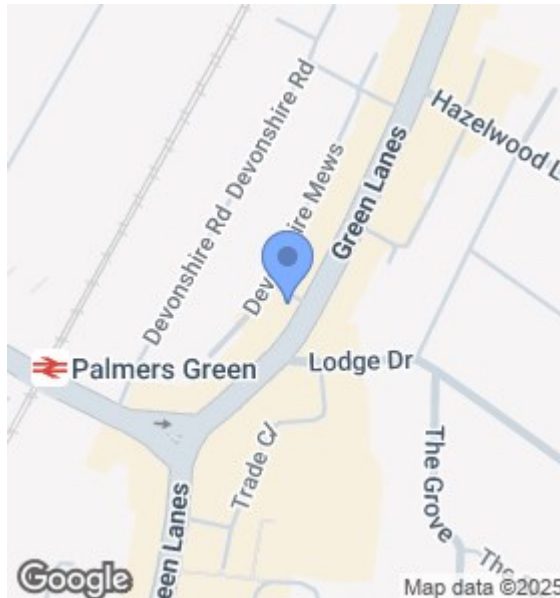
Tenure	to be confirmed
Lease Expires	to be confirmed
Ground Rent	to be confirmed
Service Charge	Enfield
Local Authority	B
Council Tax	

Floorplan



TOTAL APPROX. FLOOR AREA 430 SQ.FT. (39.9 SQ.M.)

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given
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EPC

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D		59	72
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

The Energy Performance Certificate (EPC) shows a property's energy efficiency and carbon emissions impact on a scale from 'A' to 'G', where 'A' is most efficient and 'G' least efficient. Better efficiency means lower energy costs. The EPC shows both the properties' current efficiency rating and its potential rating if all possible improvements were made.