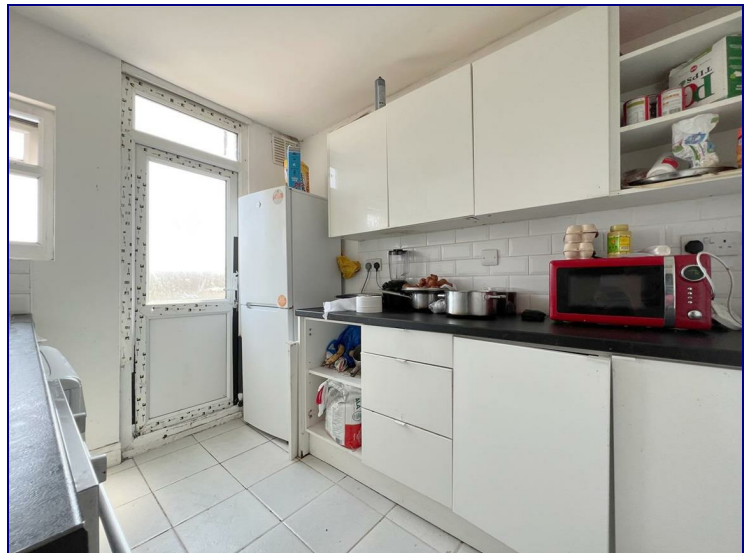


Green Lanes, London, N13 5TU



£365,000

Kings Group-Enfield Town are delighted to present this CHAIN FREE THREE BEDROOM TOP FLOOR APARTMENT located in the heart of Palmers Green. This fantastic investment opportunity or first time purchase is located within walking distance of Palmers Green Station which offers direct links into the city and bus routes are also easily accessible.

Accommodation comprises three sizeable bedrooms, fitted kitchen, two reception rooms one of which could be used as an additional bedroom if preferred, and a bathroom with separate wc. On your doorstep is an array of shops, restaurants and other amenities.

Kitchen

9'1 x 7'5 (2.77m x 2.26m)

Dining Room

11'5 x 11'3 (3.48m x 3.43m)

Living Room

14'1 x 12'5 (4.29m x 3.78m)

Bedroom 1

12'7 x 12'2 (3.84m x 3.71m)

Bedroom 2

10'2 x 7'10 (3.10m x 2.39m)

Bedroom 3

9'2 x 7'5 (2.79m x 2.26m)

Bathroom



THIRD FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan 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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Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	79

Environmental Impact (CO₂) Rating

	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		
England & Wales	EU Directive 2002/91/EC	

