

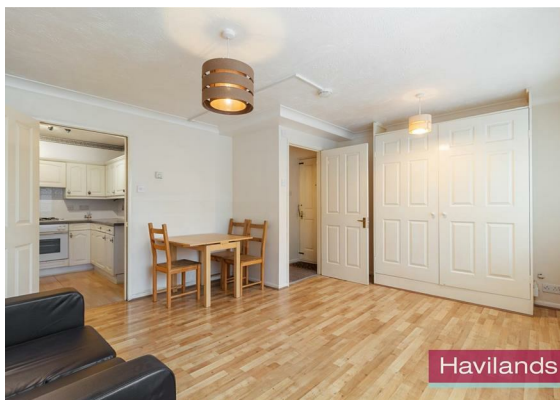


# Waverley Road, Enfield

£1,750 Per Calendar Month



the advantage of experience



- Minimum working income - £52,500 Per Annum
- Two Bedroom Apartment
- Ground Floor
- Offered Furnished
- Walking Distance to Enfield Chase Mainline Station (Moorgate approx 30 mins).
- Close to Local Shops & Amenities inc. Waitrose
- Allocated Parking
- Available Immediately



Havilands are pleased to offer To Let, this TWO BEDROOM, GROUND FLOOR APARTMENT on Waverley Road, EN2. Located a short walk from Enfield Chase Mainline Station (Moorgate approx 30 mins), the property is comprised of two bedrooms, family bathroom, lounge and kitchen. The property also benefits from an allocated parking space. Also within close proximity to the property are a number of local shops and amenities along Windmill Hill including Waitrose. A short walk from the property is Enfield town centre with a wide array of cafe's, restaurants and bars as well as retail and leisure outlets. Available immediately, the property is offered furnished. To arrange a viewing, please get in touch with a member of the team.

Property Information:

Minimum Income Required: £52,500 Per Annum

Available: Immediately

Local Authority: Enfield Borough

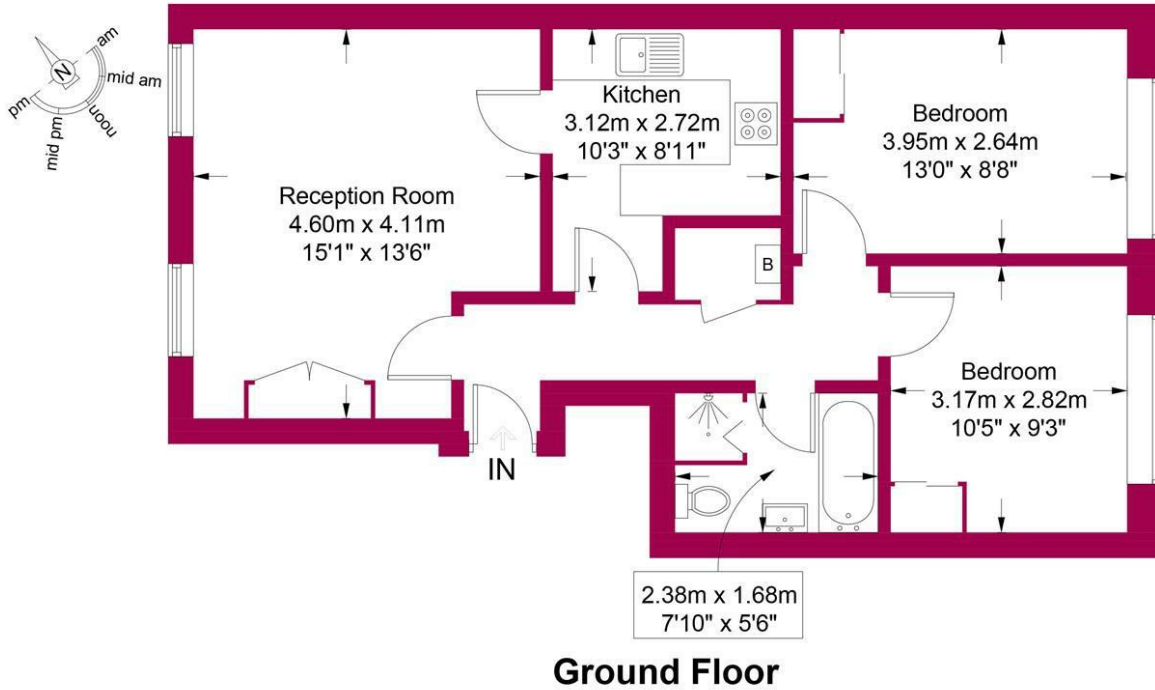
Council Tax: Band D (£2,267.67 2026/27)

EPC Rating: Current 76(C); Potential 78(C)

For more images of this property please visit [havilands.co.uk](http://havilands.co.uk)

Waverley Road, EN2

Approximate Gross Internal Area = 620 sq ft / 57.6 sq m



| Energy Efficiency Rating                    |                            |           |
|---|----------------------------|-----------|
|   | Current                    | Potential |
| Very energy efficient - lower running costs |                            |           |
| (92 plus) <b>A</b>                          |                            |           |
| (81-91) <b>B</b>                            |                            |           |
| (69-80) <b>C</b>                            | <b>76</b>                  | <b>78</b> |
| (55-68) <b>D</b>                            |                            |           |
| (39-54) <b>E</b>                            |                            |           |
| (21-38) <b>F</b>                            |                            |           |
| (1-20) <b>G</b>                             |                            |           |
| Not energy efficient - higher running costs |                            |           |
| <b>England &amp; Wales</b>                  | EU Directive<br>2002/91/EC |           |

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This plan is for layout guidance only and is not drawn to scale unless stated. All dimensions, including windows, doors, and the Total Gross Internal Area (GIA), are approximate. For precise measurements, please consult a qualified architect or surveyor before making any decisions based on this plan.



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 come by and meet the team  
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