

TO LET



Pellipar Close, Palmers Green, London, N13
£1,750 Per Calendar Month

Anthony Webb
ESTATE AGENTS

Pellipar Close, Palmers Green, London, N13

A well presented PART FURNISHED two double bedroom flat situated on the ground floor of this popular residential development on the corner of Fox Lane and Green Lanes.

The property, which is superbly placed for Palmers Green's shops, restaurants and mainline station benefits from a secure communal entrance, living room with dual aspect windows and solid wood parquet floor, modern kitchen with appliances, modern bathroom and w.c, double glazing, gas central heating and underground secure parking.

Enfield council band D

5 weeks deposit £2019

Minimum annual household income to meet referencing criteria £52,500

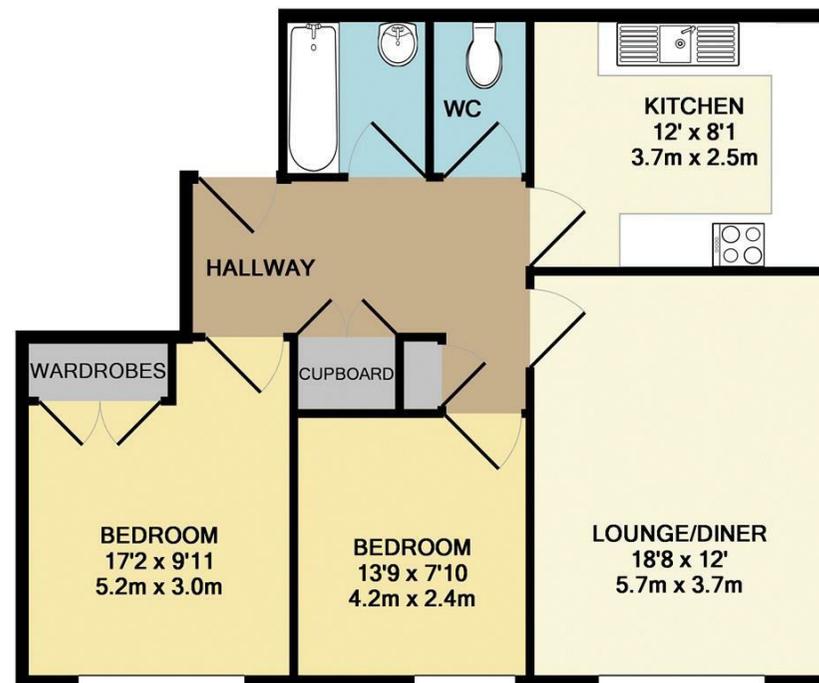
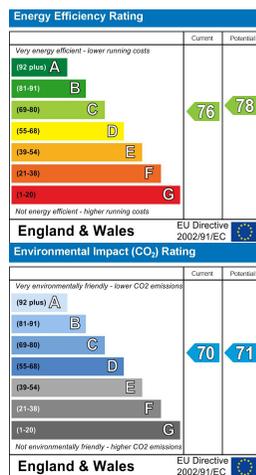
- Two double bedrooms
- Ground floor flat
- Spacious living/dining room
- Kitchen with appliances
- Bathroom and seperate w.c
- Part furnished
- Entry Comm system
- Close to shops/buses/station





**Pellipar Close
Palmers Green
London
N13 4AG**

Tenure:
Gross Internal Area: 797.00 sq ft



TOTAL APPROX. FLOOR AREA 797 SQ.FT. (74.0 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
Made with Metropix ©2018

Property particulars as supplied by Anthony Webb Estate Agents are set out as a general outline in accordance with the Property Misdescriptions Act (1991) only for the guidance of intending purchasers of lessees, and do not constitute any part of an offer or contract. Details are given without any responsibility, and any intending purchasers, lessees or third parties should not rely on them as inspection or otherwise as to the correctness of each of them. We have not carried out a structural survey and the services, appliances and specific fittings have not been tested. All photographs, measurements, floor plans and distances referred to are given as a guide only and should not be relied upon for the purchase of carpets or any other fixtures statements or representations of fact, but must satisfy themselves by or of fittings, gardens, roof terraces, balconies and communal gardens as well as tenure and lease details cannot have their accuracy guaranteed for intending purchasers. Lease details, service ground rent (where applicable) are given as a guide only and should be checked and confirmed by your solicitor prior to exchange of contracts. no person in the employment of Anthony Webb has any authority to make any representation or warranty whatever in relation to this property.

348 Green Lanes, Palmers Green, London N13 5TJ
020 8882 7888
palmersgreen@anthonywebb.co.uk
anthonywebb.co.uk

Anthony Webb
ESTATE AGENTS