

TO LET

- Studio apartment
- First floor
- Living/sleeping space
- Modern kitchen
- Modern bathroom
- Double glazed/gas central heating
- Secure communal entrance
- Communal gardens



Green Lanes, Palmers Green, London, N13
£1,200 Per Calendar Month

Anthony Webb
ESTATE AGENTS



Green Lanes, Palmers Green, London, N13

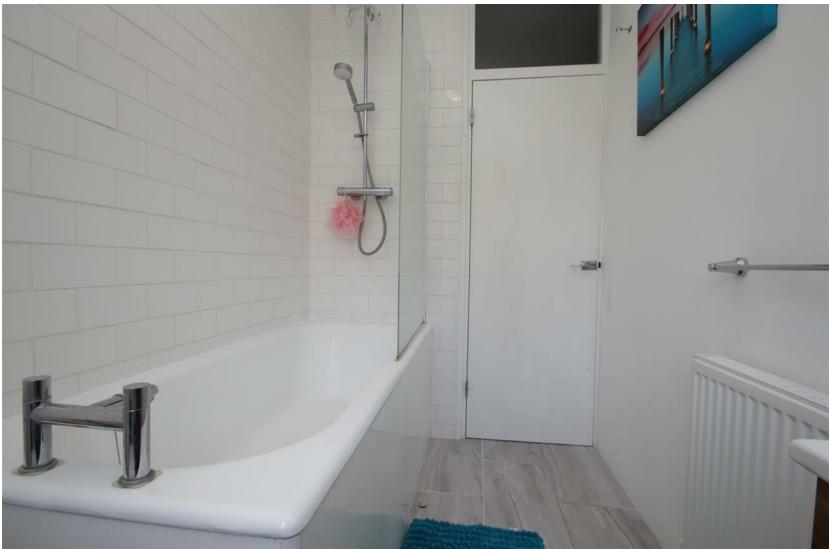
Furnished well presented first floor studio flat offering a good size living/sleeping space with large window and parquet wood flooring, modern kitchen with appliances, modern bathroom, double glazing, gas central heating, secure communal entrance and communal gardens.

Hertford Court is conveniently located for Palmers Greens shops, restaurants, bus routes and mainline station into Finsbury Park and Moorgate. Southgate high road and underground station (Piccadilly line) area short ride away via the W6 bus route.

Enfield council band B
5 weeks deposit £1384
Minimum annual household income to meet referencing criteria £36,000

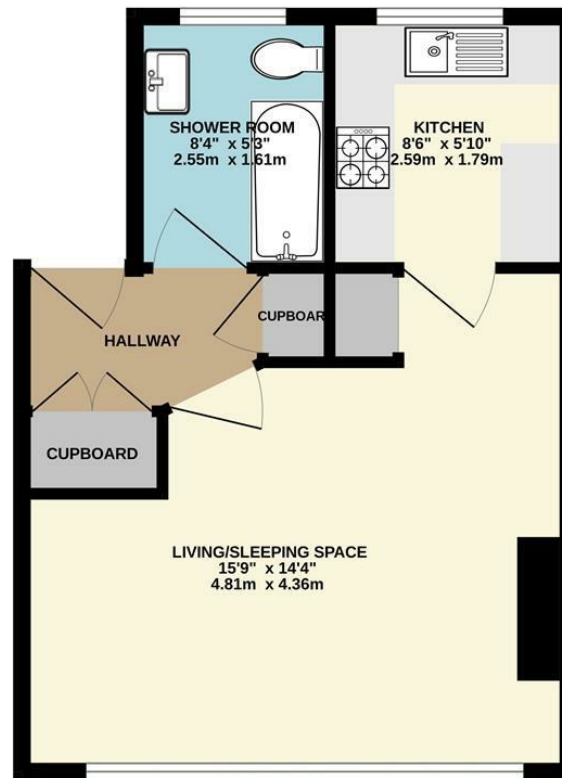


Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		
EU Directive 2002/91/EC		
Environmental Impact (CO ₂) Rating		
	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		



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FIRST FLOOR



TOTAL FLOOR AREA : 366sq.ft. (34.0 sq.m.) approx.

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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