



Pilgrims Close, Palmers Green, London

£1,100 Per month ()





A lovely newly refurbished first floor studio flat in this modern purpose built block with an allocated parking space.

Applicant Requirements:

We are searching for an individual tenant with a household income of £35,000 +

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Baker and Chase are delighted to present a well-maintained studio flat located in the heart of Palmers Green.

Situated on the first floor, this newly painted property offers a good size bedroom/living space, a fully fitted kitchen which includes a washing machine, oven and fridge, a separate new bathroom.

The space is bright, and is ideally suited to an individual occupant.

Pilgrims close is a quiet residential development set in a prime Palmers Green location. Palmers Green B.R station is on your doorstep and there are many bus routes available on Alderman's Hill; allowing easy access into Central London and Hertfordshire.

Hallway

Wood front door leading to

Small inner hallway. Laminate effect vinyl flooring, wall mounted consumer unit, door to store cupboard housing water tank

Bathroom

Laminate effect vinyl flooring, low flush wc, wall mounted wash hand basin, panel enclosed bath with a mixer tap, tiled splash back, extractor fan.

Studio room

Laminate effect vinyl flooring, entryphone system handset, single glazed wooden frame windows x 2 to side, brand new electric heater, archway to

Kitchen

Laminate effect vinyl flooring, range of wooden wall and base units, rolled top worktops, brand new fridge under counter, brand new Indesit washing machine, brand new Beko electric oven and hob freestanding, single drainer stainless steel sink unit with mixer tap, tiled splash backs, single glazed wooden framed window to rear

Parking

One allocated parking space

Disclaimer

Consumer Protection from Unfair Trading Regulations 2008: The Agent has not tested any apparatus, equipment, fixtures and fittings or services and so cannot verify that they are in working order or fit for the purpose. A Buyer is advised to obtain verification from their Solicitor or Surveyor. References to the Tenure of a Property are based on information supplied by the Seller. The Agent has not had sight of the title documents. A Buyer is advised to obtain verification from their Solicitor. Items shown in photographs are NOT included. They may however be available by separate negotiation.

Measurements: These approximate room sizes are only intended as general guidance. You must verify the dimensions carefully before ordering carpets or any built-in furniture.





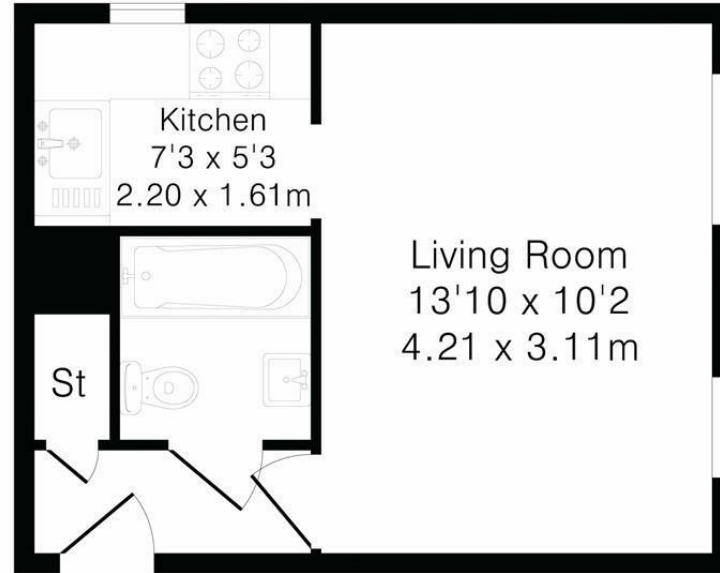
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Anti-Money Laundering Regulations: Intending parties will be asked to produce identification documentation at offer stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale/rental.

Availability: Interested parties must check the availability of any property and make an appointment to view before embarking on any journey to see a property.

Approximate Gross Internal Area 244 sq ft – 23 sq m



Although Pink Plan Ltd ensures the highest level of accuracy, measurements of doors, windows and rooms are approximate and no responsibility is taken for error, omission or misstatement. These plans are for representation purposes only as defined by RICS code of measuring practise. No guarantee is given on total square footage of the property within this plan. The figure icon is for initial guidance only and should not be relied on as a basis of valuation.



EPC Rating D / Local Authority: Enfield / Council Tax Band: B

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