



William Court, Hertford Rd, Edmonton, N9

Offers In The Region Of £350,000



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William Court, Hertford Rd, Edmonton, N9



Description

****INVESTORS ONLY**** Homelink offer for are pleased to be the vendors chosen sole agents in presenting for sale this modern 2 bed, 2 bath apartment set in a development that is less than 10 years old.

The property benefits from having been recently refurbished and offers an array of features including 2 double bedrooms, en-suite shower room to master bedroom, large open plan lounge opening to modern fitted kitchen, gas central heating, double glazing and wood effect flooring throughout.

Located in the heart of the Edmonton district, it is set close to local amenities as Edmonton Green Shopping Centre, Overground & bus stations, good local schools and parks.

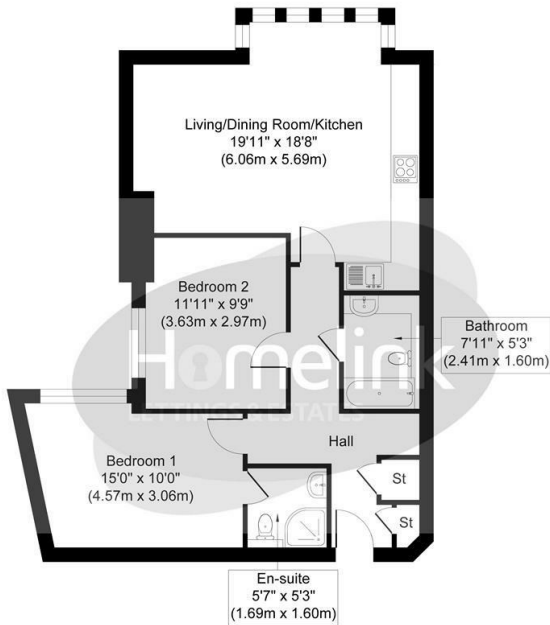
Lease: 991 Years
Service Charge: £1,500 p.a.
Ground Rent: £10 p.a.
Enfield C/Tax Band - C

- Two Double Bedrooms
- Open Plan Living/Kitchen
- Being sold with tenants in Situ
- Gas Central Heating
- Wood Flooring
- Family Bathroom
- Local Amenities Close by
- Transport & Road Links Nearby
- Chain Free
- Long Lease





Floor Plan

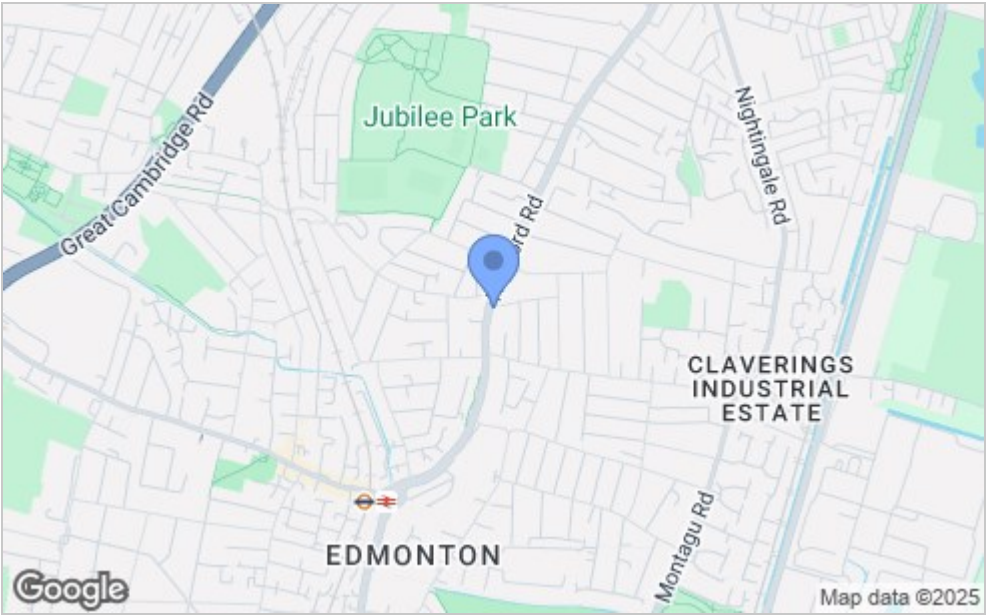


Second Floor
Approximate Floor Area
753 sq. ft
(69.95 sq. m)

Flat 5, William Court, Hertford Rd N9 (top floor flat)

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. The measurements should not be relied upon for valuation, transaction and/or funding purposes. This plan is for illustrative purposes only and should be used as such by any prospective purchaser or tenant. 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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Area Map

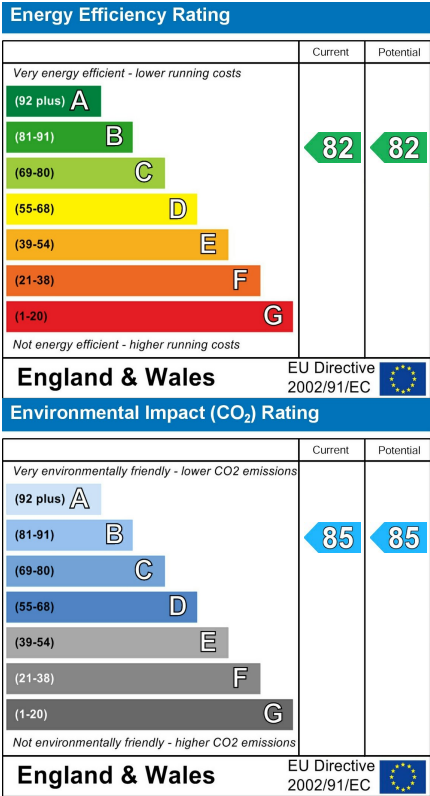


Viewing

Please contact our Homelink Lettings & Estates Office on 0208 882 2112 if you wish to arrange a viewing appointment for this property or require further information.

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

Energy Efficiency Graph



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