



## MAPLE LEAF COURT, PALMERS GREEN, N13

### 2 BED APARTMENT

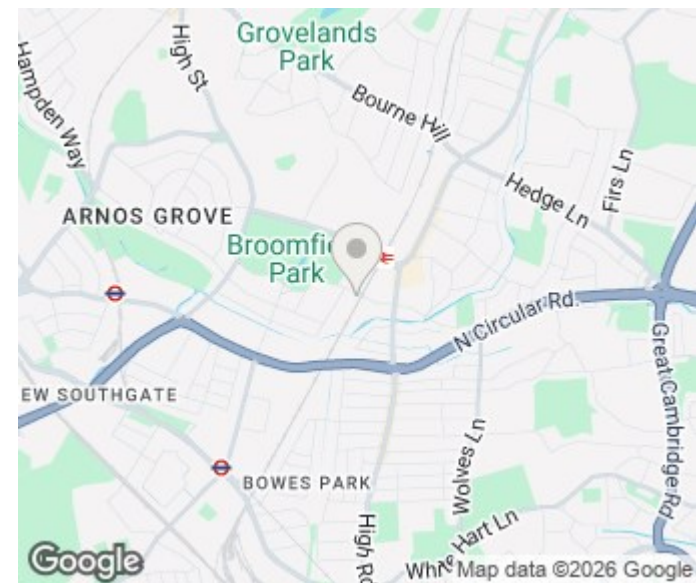
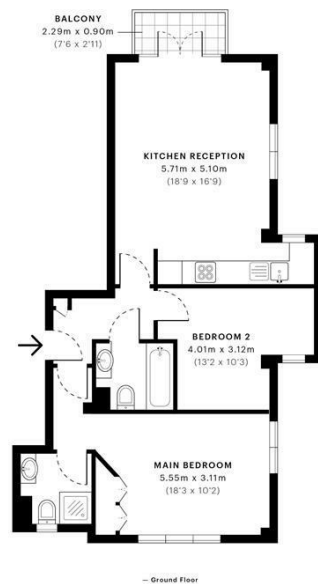
**£1,900 PCM**

A well presented two double bedroom, two bathroom apartment set on the ground floor of a modern purpose build development, located minutes from Palmers Green station (to Moorgate) and bus links to Wood Green. The property boasts an impressive reception room leading to a private balcony, open plan fitted kitchen, two double bedrooms, an attractive tiled bathroom and an en-suite bathroom.

**Hemmingfords**

Broomfield Lane, N13  
CAPTURE DATE: 20/02/2023 LAYER SCAN POINTS: 46,271,205

GROSS INTERNAL AREA  
62.38 sqm / 671.45 sqft



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C	69	74
(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	

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

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