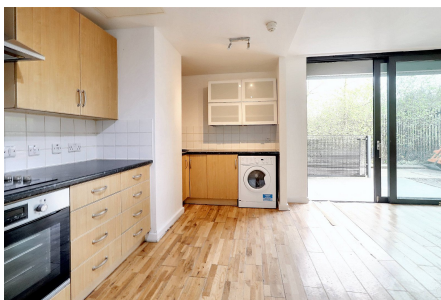


Drayton Park, London, N5 1GB

£2,000PCM (Deposit: £2,307)

2 1 1



Rules on letting this property

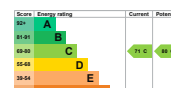
Properties can be let if they have an energy rating from A to E.

You can read [guidance for landlords on the regulations and exemptions](https://www.gov.uk/guidance/domestic-private-rented-property-minimum-energy-efficiency-standard-landlord-guidance) (<https://www.gov.uk/guidance/domestic-private-rented-property-minimum-energy-efficiency-standard-landlord-guidance>).

Energy rating and score

This property's energy rating is C. It has the potential to be C.

[See how to improve this property's energy efficiency.](#)



The graph shows this property's current and potential energy rating.

Properties get a rating from A (best) to G (worst) and a score. The better the rating and score, the lower your energy bills are likely to be.

For properties in England and Wales: the average energy rating is D the average energy score is 60

Tax Band: C Furnished: Unfurnished

Please Quote Ref DG0640. Modern Living in the Heart of Football Legacy.

Welcome to your new home in one of the most vibrant areas of the city. This modern and well-presented two-bedroom apartment offers the perfect blend of convenience, and comfort, making it an ideal home for professionals. Located by the Emirates Stadium the home of Arsenal, this property is not just a home; it is a lifestyle choice for those who want to experience the best of city living.

Offering an open plan lounge/kitchen which leads to a large, private wraparound terrace\*. A spacious double bedroom and a second room that is ideal as a home office/study or guest room. The modern bathroom offers both a bath and an integrated shower.

The Spacious Outdoor Terrace will have restricted access due to scaffolding for a period of the tenancy.

\*Please note there will be limited access to the terrace in the near future due to external building work.

## Key Features

- Please Quote Ref DG0640.
- Spacious Bedroom
- Terrace
- Close to Transport Links
- 
- Open Plan
- Home Office/Study Room
- Located next to The Emirates Stadium
- \*Please note there will be limited access to the terrace in the near future due to external building work.
- 

