



1

Bedroom



1

Bathroom

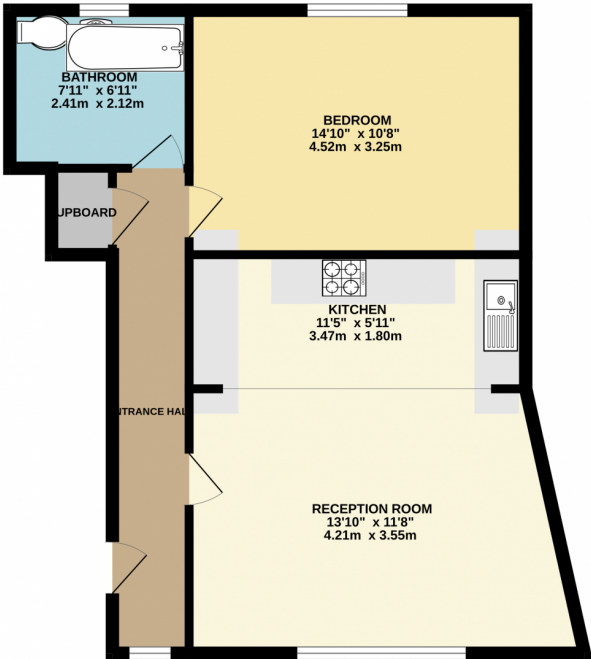


Greengate Residential Ltd is delighted to offer for sale this one bedroom ground floor apartment very conveniently located for access to Harringay Station and also Green Lanes multiple shopping and dining facilities. The apartment is offered with an open plan kitchen/ reception with a generous bedroom and bathroom . Furthermore the apartment requires some updating but is offered for sale with a new boiler and some new kitchen appliances.

Offered for sale chain free and with a new lease offering value and opportunity to a wide range of buyers.

GROUND FLOOR

572 sq.ft. (53.1 sq.m.) approx.



TOTAL FLOOR AREA: 572 sq.ft. (53.1 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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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+) A		
(81-91) B		
(69-80) C	73	75
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England, Scotland & Wales		EU Directive 2002/91/EC

Address: Mermaid Court, N4 1TR

