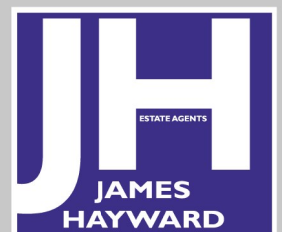




Kirkland Drive | | Enfield | EN2 0RJ

£1,600 PCM



## Key features

- TWO BEDROOM GROUND FLOOR FLAT
- BRIGHT & SPACIOUS LOUNGE-DINING ROOM
- MODERN FITTED KITCHEN
- THREE PIECE BATHROOM SUITE
- ENTRY PHONE & PERMIT PARKING
- COMMUNAL GROUNDS
- WITHIN EASY REACH OF MAIN LINE STATIONS
- CLOSE TO LOCAL AMENITIES & ENFIELD TOWN
- PART FURNISHED - AVAILABLE NOW
- MINIMUM HOUSEHOLD INCOME APPLIES

## Description

James Hayward are delighted to offer a freshly decorated, two bedroom ground floor purpose built flat, with permit parking. The property is located in a sought after development within a short walk of Gordon Hill main line station and local shops on Chase Side; Enfield Town shopping centre and station are also close at hand. The property is available now and offered part furnished. Tenants' requirements – minimum household annual income for this property is £52,500 and we would require our tenant (s) to pay, one month's rent ,plus one month's deposit in advance, when renting this property.

Please note:

We are members of:

The Property Ombudsman Redress Scheme -  
Account No. D02426

&  
Money Shield - client Money Protection Scheme -  
Account No. 57880508

## Directions



Viewings by Appointment  
Please note:

We are members of:

The property Ombudsman Redress Scheme – D02426  
&  
AELA/Propertymark Client Money Protection Scheme 57880508



# Floor plans



Ground Floor



## Kirkland Drive EN2

Approximate Gross Internal Area = 50.3 sq m / 541 sq ft  
 Illustration for identification purposes only,  
 measurements are approximate, not to scale. (ID464276)

Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
<i>Not energy efficient - higher running costs</i>		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC	



181 Chase Side  
 Enfield  
 Greater London  
 EN2 0PT

020 8367 4000

sales@james-hayward.com

James-Hayward.com