

# Your local property experts

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*trustworthy*  
*faultless service*  
*straightforward*  
**honest** *a breath of*  
*professional* *fresh air*  
**accessible**  
*friendly* *dependable*  
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*transparent*

Quotes taken from independent Google reviews 2006 to 2016



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**Waterside Way, London N17**

**£1,650** FOR SALE

*Apartment - Purpose Built*

1 1 1



## Waterside Way, London N17

£1,650 Per

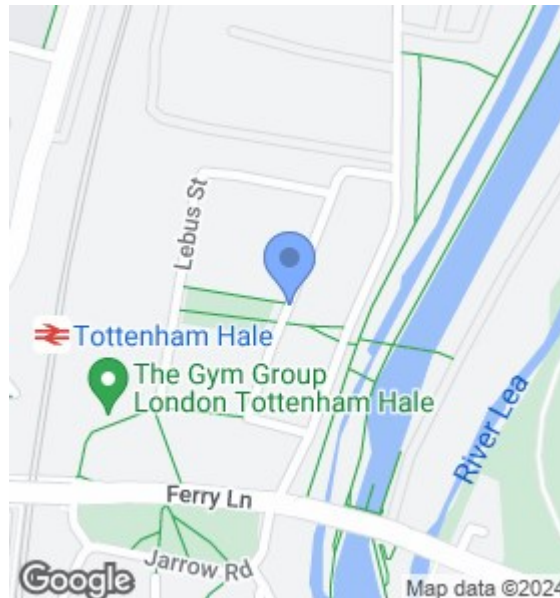
### Description

A contemporary one bedroom apartment with private terrace located in the desirable Hale Village development. The property is located on the ground floor of a modern building, and comprises a large open plan kitchen / living room, large bedroom, bathroom with bath and shower combo and private terrace.

The apartment also benefits from a video entry system, lovely communal gardens and is a short walk to Tottenham Hale train station.


### Key Features

Tenure	to be confirmed
Lease Expires	to be confirmed
Ground Rent	to be confirmed
Service Charge	Haringey
Local Authority	B
Council Tax	



### Floorplan

### EPC

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

The Energy Performance Certificate (EPC) shows a property's energy efficiency and carbon emissions impact on a scale from 'A' to 'G', where 'A' is most efficient and 'G' least efficient. Better efficiency means lower energy costs. The EPC shows both the properties' current efficiency rating and its potential rating if all possible improvements were made.