

# Andrew Stevens

Estate & Letting Agents



## 28 Cherry Blossom Close, Palmers Green, London, N13 6BQ

£229,995

- Ideal Investment opportunity
- Proven Yield
- Laminate Flooring
- Tenants in Situ
- Entry Phone
- Storage Heating
- Immediate Income achieving £1310 PCM
- Off Street Parking
- Close to Local Amenities

## Directions

## Viewings

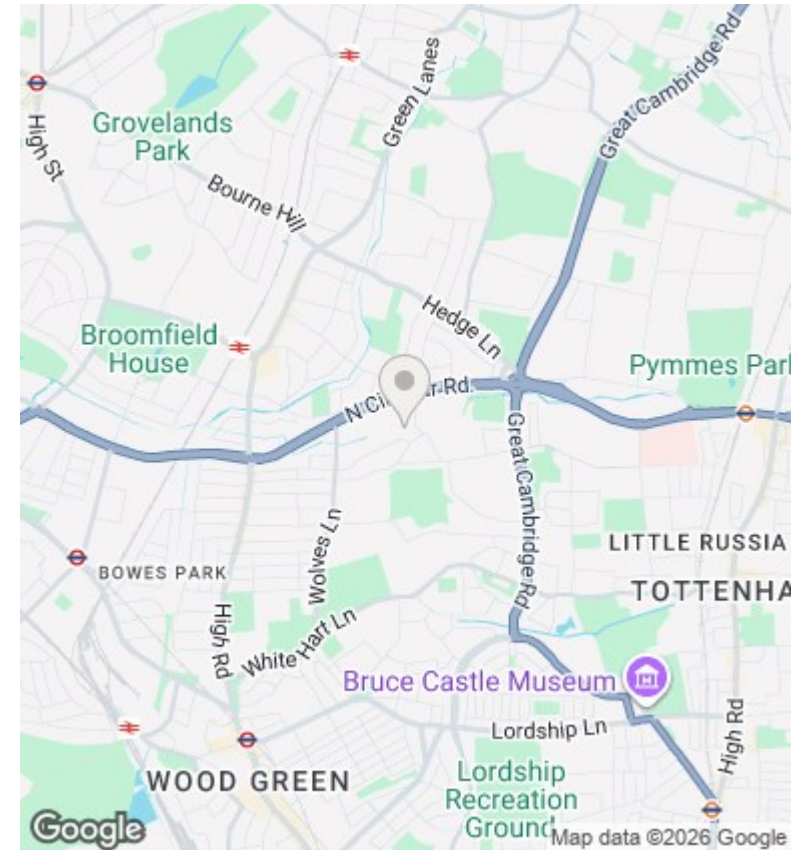
Viewings by arrangement only. Call 020 8363 8888 to make an appointment.

## Council Tax Band

C

## EPC Rating:

C



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>	73	76
(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	