



PERFECT PILLARS  
Supporting You



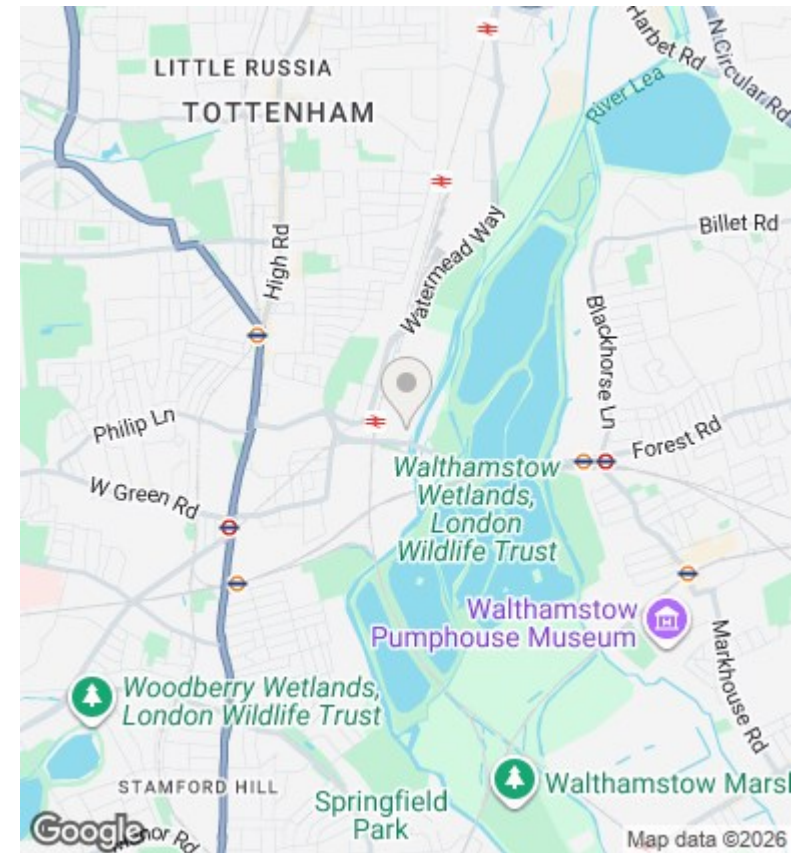
## Flat 47, Crane Heights Waterside Way, London, N17 9GE

£470,000

- Recently refurbished with new paint and hard flooring throughout
- Open plan living / dining area
- Close to Tottenham Hale underground and railway station (5 minutes walk)
- No onward chain
- Ensuite master bedroom
- 5th Floor apartment
- Inclusive of allocated parking space
- Private balcony with great view and sunlight

400 Thames Valley Park Drive, Reading, Berkshire, RG6 1PT  
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## Directions

## Viewings

Viewings by arrangement only. Call 01183 048821 to make an appointment.

## Council Tax Band

C

## EPC Rating:

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	