

TO LET

- Two bedrooms
- Second floor flat
- Part furnished
- New kitchen/bathroom
- Spacious living room
- Double glazed
- Available 18th July
- Close to shops/transport



Mintern Close, Hedge Lane, Palmers Green, London, N13
£1,700 Per Calendar Month

Anthony Webb
ESTATE AGENTS



Mintern Close, Hedge Lane, Palmers Green, London, N13

SPACIOUS TWO BED FLAT TO LET N13.

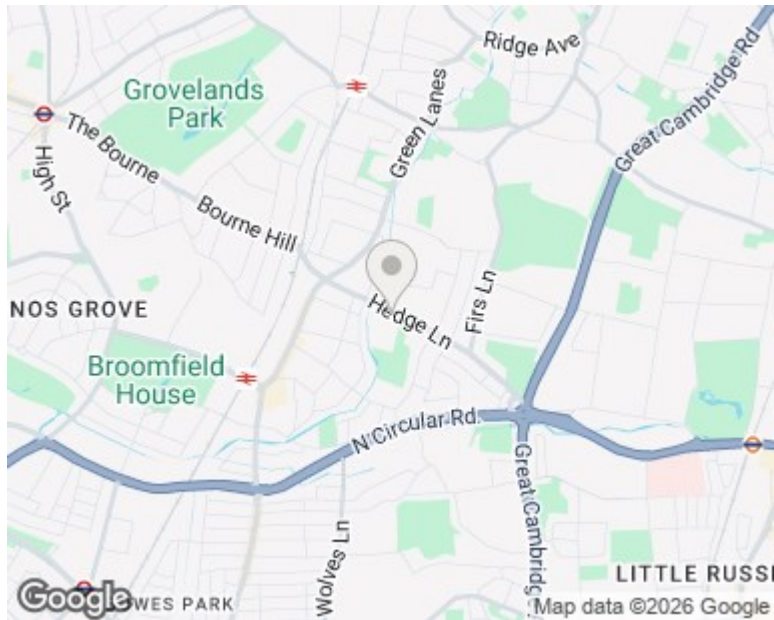
2nd floor flat located in this private purpose built development set back on Hedge Lane. The property is within easy reach of Palmers Green's shops and transport facilities with Southgate underground a short bus ride away. Benefits include a spacious living room, a new kitchen with appliances, a new bathroom, two good size bedrooms, double glazing and gas central heating.

The flat is offered PART FURNISHED and is available 18th of July

Enfield Council Band C

5 weeks deposit £1961

Minimum annual household income to meet referencing criteria £51,000



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales EU Directive 2002/91/EC		
Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		
England & Wales EU Directive 2002/91/EC		



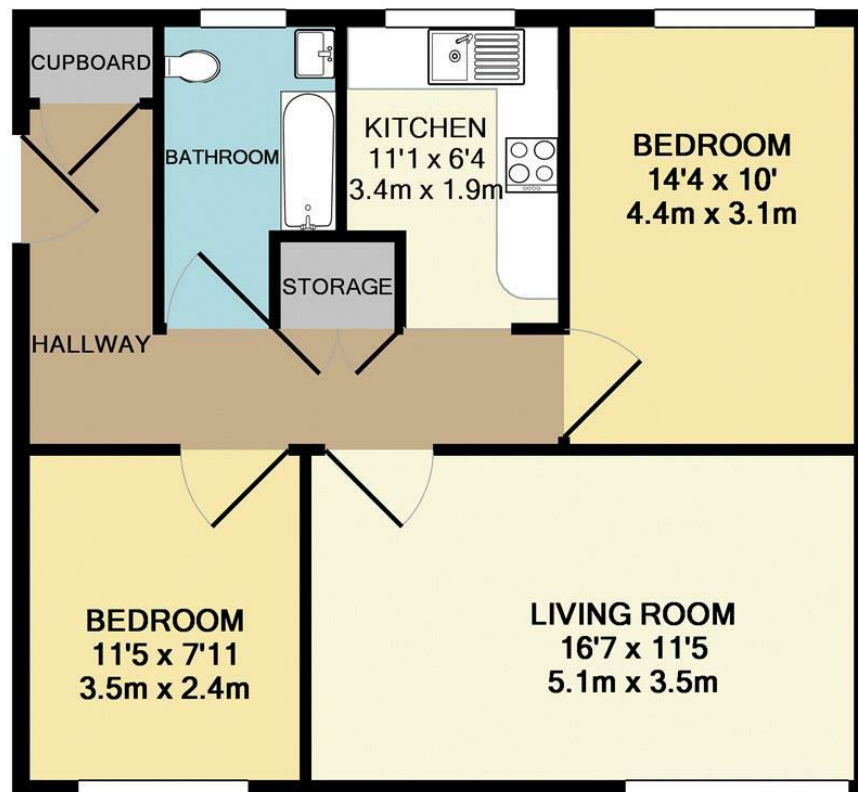
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TOTAL APPROX. FLOOR AREA 646 SQ.FT. (60.0 SQ.M.)

Whilst every attempt has been made to ensure the accuracy of the floor plan 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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