



The Glade, N21

£1,900 Per Calendar Month

Havilands

the advantage of experience



- ****Minimum Income Required £57,000 Per Annum****
- Two Bedroom Ground Floor Maisonette with Private Rear Garden
- Available Immediately and Offered Unfurnished
- Spacious Lounge/Diner and Separate Kitchen
- Located on The Glade, N21 (Winchmore Hill / Southgate borders)
- Within Walking Distance of Southgate Underground (Piccadilly Line) and Winchmore Hill Mainline (Moorgate Approx.30 Mins)
- Convenient Access to A10 & A406 Road Links
- Catchment for Sought-After Schools including Eversley Primary, Grange Park Primary & Highlands
- Close to Independent Schools including Keble Prep & Palmers Green High
- Surrounded by Local Shops, Supermarkets & Green Spaces including Oakwood Park & Grovelands Park



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Havilands are pleased to offer to let this TWO DOUBLE BEDROOM GROUND FLOOR MAISONETTE located on The Glade, N21. Situated on the border of Winchmore Hill and Southgate, the property has a bright and spacious reception room with a feature fireplace and French doors leading directly to a private rear garden, Two Double Bedrooms, Family Bathroom, Lounge/Diner and Kitchen.

The property is well positioned for commuters with both Southgate Underground Station (Piccadilly Line) and Winchmore Hill Mainline Station (Moorgate approx. 30 mins) within walking distance. Excellent transport connections are also available via nearby bus routes, while the A10 and A406 provide convenient road links across the wider Borough and beyond.

Families will appreciate the property's location within catchment for several highly regarded schools, including Eversley Primary (OUTSTANDING), Grange Park Primary and Highlands (OUTSTANDING). Well-reputed independent options are also close by, such as Keble Prep and Palmers Green High School.

Everyday amenities are within easy reach, with local shops as well as larger supermarkets including Sainsbury's (Highlands Village) and Asda (Southgate) nearby. For leisure and recreation, Oakwood Park and Grovelands Park are both within walking distance, the latter offering scenic nature trails. Available immediately and offered unfurnished.

Minimum Income Required: £57,000 Per Annum

Available: Immediately

Local Authority: Enfield Borough

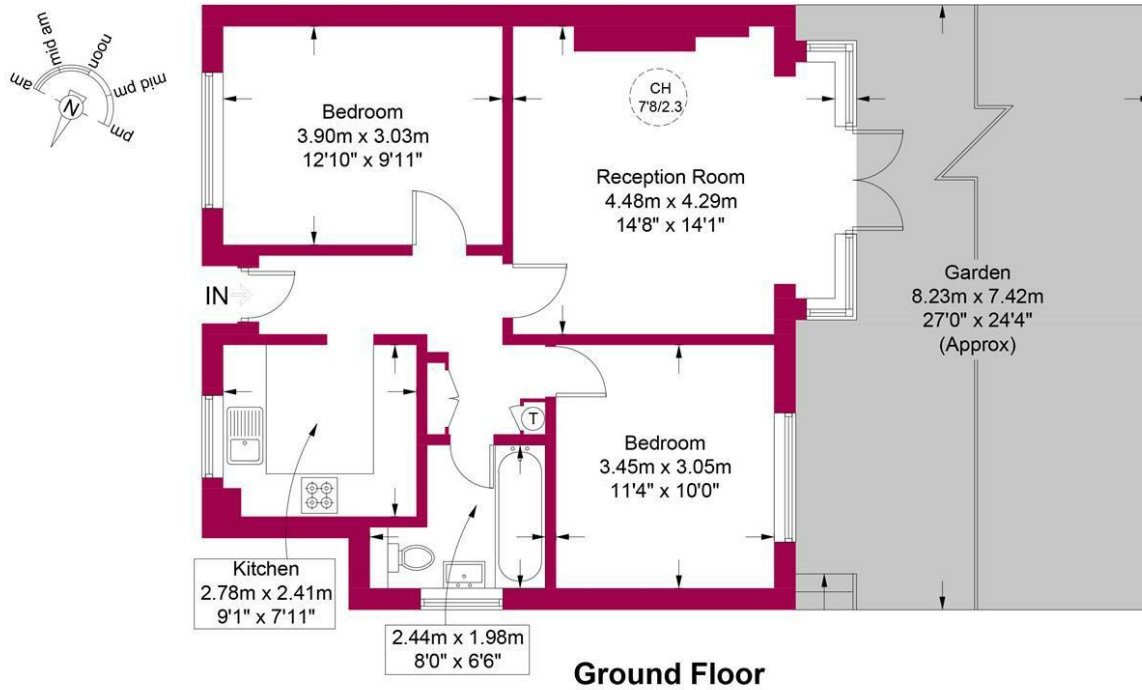
Council Tax: Band D (£2026/27 £2,267.67)

EPC Rating: Current 71(C); Potential 79(C)

For more images of this property please visit havilands.co.uk

The Glade, N21

Approximate Gross Internal Area = 654 sq ft / 60.8 sq m



Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) A		
(81-91) B		
(69-80) C	71	79
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		
England & Wales	EU Directive 2002/91/EC	

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This plan is for layout guidance only and is not drawn to scale unless stated. All dimensions, including windows, doors, and the Total Gross Internal Area (GIA), are approximate. For precise measurements, please consult a qualified architect or surveyor before making any decisions based on this plan.



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 come by and meet the team
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