

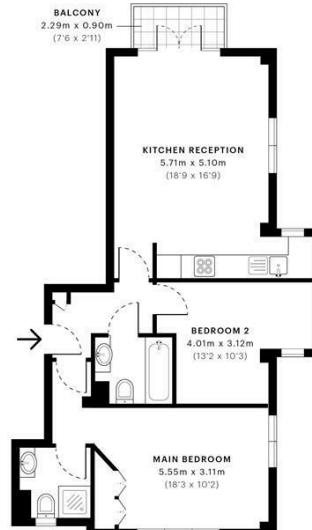


MAPLE LEAF COURT, PALMERS GREEN, N13 2 BED APARTMENT

£2,000 PCM

A well presented two double bedroom, two bathroom apartment set on the ground floor of a modern purpose build development, located minutes from Palmers Green station (to Moorgate) and bus links to Wood Green. The property boasts an impressive reception room leading to a private balcony, open plan fitted kitchen, two double bedrooms, an attractive tiled bathroom and an en-suite bathroom.

Hemmingfords



— Ground Floor

■ Internal walls, doors and stairs
62.38 sqm / 671.45 sqft

■ External walls, doors and stairs
16.62 sqm / 180.94 sqft

■ Internal & external stairs
2.00 sqm / 22.07 sqft

■ Balcony
6.00 sqm / 64.00 sqft



Specified floor plans are produced in accordance with
Royal Institution of Chartered Surveyors' Property Measurement Standard.
The floor plans are for guidance purposes only and are not to scale.
Due to rounding, numbers may not add up precisely.
All measurements shown for individual rooms length and width
are the maximum points of measurement as opposed to the outer.

Specified floor plans are produced in accordance with
Royal Institution of Chartered Surveyors' Property Measurement Standard.
The floor plans are for guidance purposes only and are not to scale.
Due to rounding, numbers may not add up precisely.
All measurements shown for individual rooms length and width
are the maximum points of measurement as opposed to the outer.



Google

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	

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

Hemmingfords Lettings
34 Upper Street
London
N1 0PN

020 3890 7470
info@hemmingfords.co.uk
www.hemmingfords.co.uk

Hemmingfords