



TAYLOR GIBBS

Residential Sales, Lettings & Management Agents

Connaught Gardens, Muswell Hill, N10
Price £425 pw - To Let

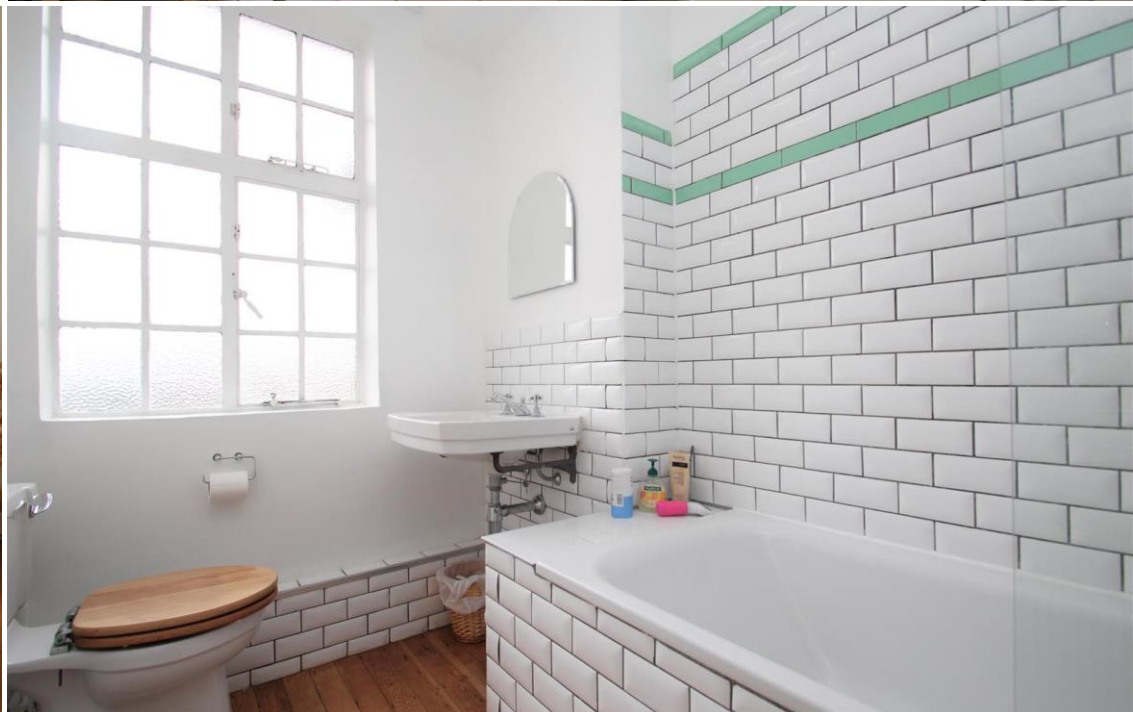
An extremely spacious one bedroom top floor apartment forming part of this small residential building on the Highgate/Muswell Hill borders. Boasting wooden floors throughout and far reaching views, the accommodation consists of one double bedroom, west facing reception room with fireplace, a modern fitted kitchen with a door to the balcony and a beautifully tiled bathroom with `Victorian` style fittings. Externally the building enjoys use of well maintained communal gardens. The building is also mere moments from the tranquillity of Queens Wood whilst being within 10-12 minutes` walk of both Highgate Underground Station and Muswell Hill Broadway.

Please note that £425 per week is the equivalent of £1841.67p per calendar month.

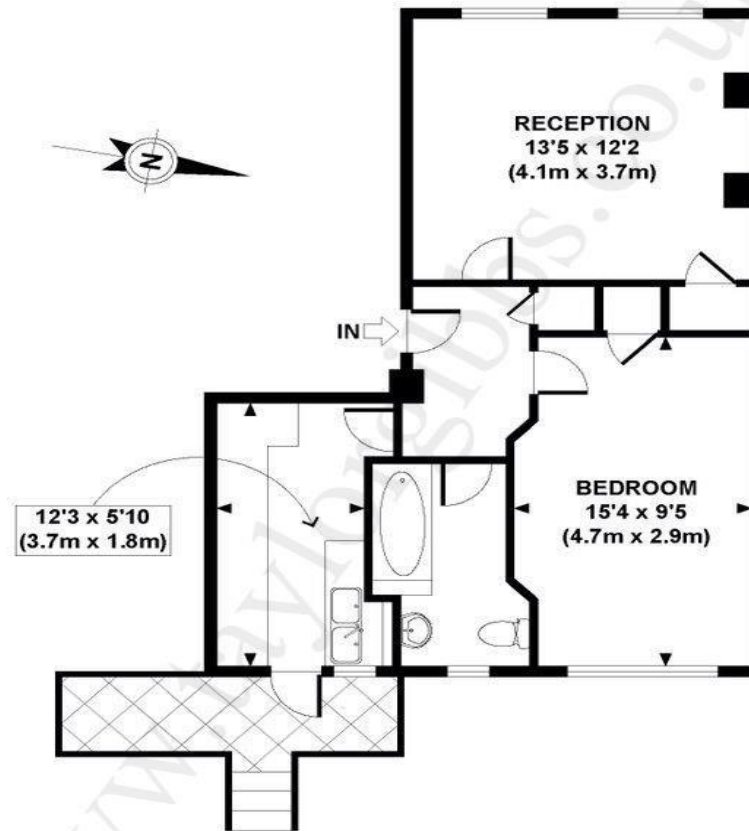
Council Tax; Haringey Band C - £1671 per annum

Tenancy Term: 12 months

Approx. Floor Area: 499 sqft (46.36 sqm)



Eveline Court, N10



GROUND FLOOR
GROSS INTERNAL
FLOOR AREA 499 SQ FT

APPROX. GROSS INTERNAL FLOOR AREA 499 SQ FT / 46 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 error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser.

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92-100) A		78
(81-91) B		
(69-80) C		
(55-68) D	63	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	



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