

HUNTERS

RESIDENTIAL SALES AND LETTINGS



COOPERS COURT, WHETSTONE, N20 0RR
£1,350 – PER CALENDAR MONTH

This spacious ground floor apartment comprises of two double bedrooms, and two bathrooms (en-suite to master bedroom). Located within in this modern purpose built block the property offers very well maintained accommodation with the added benefits of a designated parking space.

The property is situated in a convenient location with buses passing the door, connecting with either Totteridge & Whetstone Northern Line or Arnos Grove Piccadilly Line Tube Stations.

TWO DOUBLE BEDROOMS * EN SUITE TO MASTER BEDROOM
MODERN BATHROOM
FITTED KITCHEN * SPACIOUS LOUNGE/DINER
GAS CENTRAL HEATING * DOUBLE GLAZING
DESIGNATED PARKING SPACE * COMMUNAL GARDENS

MONEY LAUNDERING REGULATIONS 2007: Prospective tenants will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the let

THE PROPERTY MISDESCRIPTIONS ACT 1991

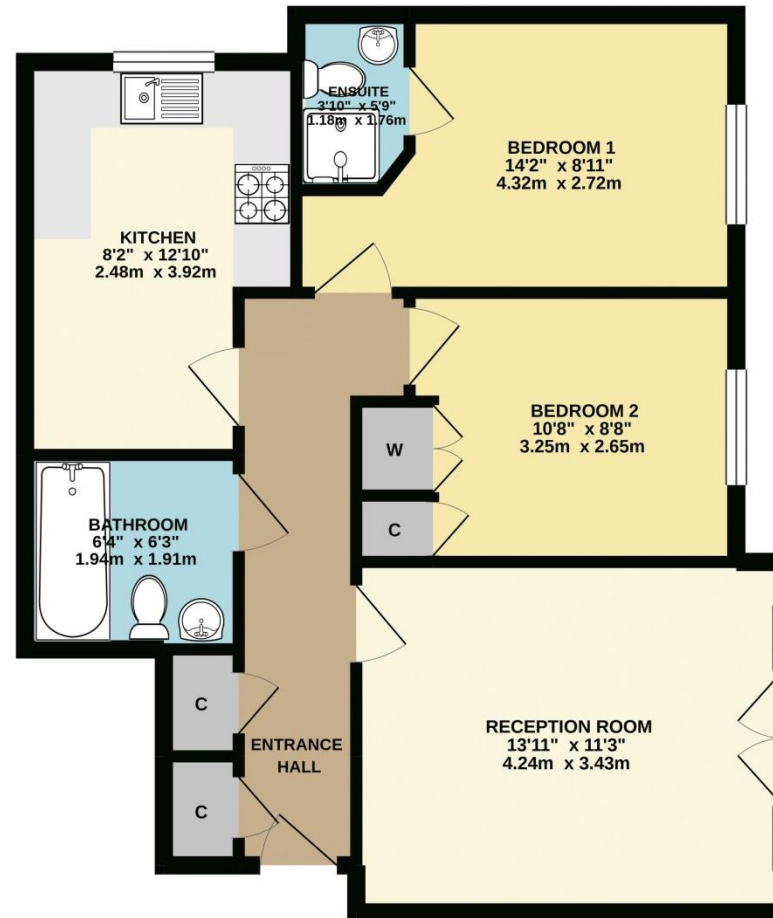
The Agent has not tested any apparatus, equipment, fixtures and fittings and so cannot verify that they are in working order or fit for the purpose. A Buyer is advised to obtain verification from their Solicitor or Surveyor. Reference to the Tenure of a Property is based on information supplied by the Seller. The Agent has not had sight of the title documents. A Buyer is advised to obtain verification from their solicitor.



99 Russell Lane
 Whetstone
 N20 0BA
 020 8368 7138

www.hunters-whetstone.co.uk

GROUND FLOOR FLAT
 667 sq.ft. (62.0 sq.m.) approx.



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92-100)	A		
(81-91)	B		
(69-80)	C	79	80
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England, Scotland & Wales		EU Directive 2002/91/EC	

TOTAL FLOOR AREA : 667sq.ft. (62.0 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan 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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