



Arnold Road, Tottenham, N15 4JQ

PER MONTH
£2,200 Per
Month



PROPERTY SUMMARY

Presenting this beautifully maintained two double bedroom flat, ideally located on a quiet residential road. The property offers a bright and spacious open-plan living area with a modern fitted kitchen, a modern three-piece bathroom, double glazing, gas central heating, laminate flooring, and the added benefit of a private rear garden.

Situated on Arnold Road, the flat is conveniently positioned within easy reach of local amenities and excellent transport links. Nearby options include multiple bus routes, Bruce Grove Overground, and both Seven Sisters and Tottenham Hale Overground and Underground stations, providing swift access to surrounding areas, the City, and Central London.

Early viewing is highly recommended.

2



1



1

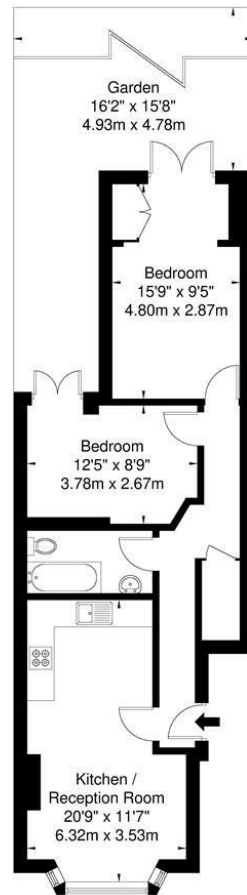








Arnold Road Tottenham, N15 4JQ
 Approximate Gross Internal Area = 57.6 sq m / 620 sq ft



Ground Floor

For Illustration Purposes Only - Not To Scale

This floor plan should be used as a general outline for guidance only and does not constitute in whole or in part an offer or contract. Any intending purchaser or lessee should satisfy themselves by inspection, enquiries and full survey as to the correctness of each statement. Any areas, measurements or distances quoted are approximate and should not be used to value a property or be the basis of any sale or let.

LOCAL AUTHORITY

Haringey


TENURE

COUNCIL TAX BAND

B

VIEWINGS

By prior appointment only

Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D	65	76
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		
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



OFFICE ADDRESS

26 Station Road
 North Chingford
 London
 E4 7BE

020 8090 0860
 lettings@coultons.co.uk
 www.coultons.co.uk

OFFICE ADDRESS

425a Lordship Lane
 Wood Green
 London
 N22 5DH

020 3869 8989
 lettings@coultons.co.uk
 www.coultons.co.uk