



Cranbrook Park, N22 5NA

PER MONTH  
£900 Per Month

 **Coultons**

## PROPERTY SUMMARY

COUNCIL TAX AND WATER BILLS INCLUDED. TENANT TO PAY FOR ELECTRICITY. Loft studio to rent situated on a quiet residential road just around the corner from Wood Green Underground Station (Piccadilly Line - Zone 3), and the busy shopping area with all its bars restaurants and coffee shops. The property has the added benefit of good storage space, its own shower room, and a separate kitchen.

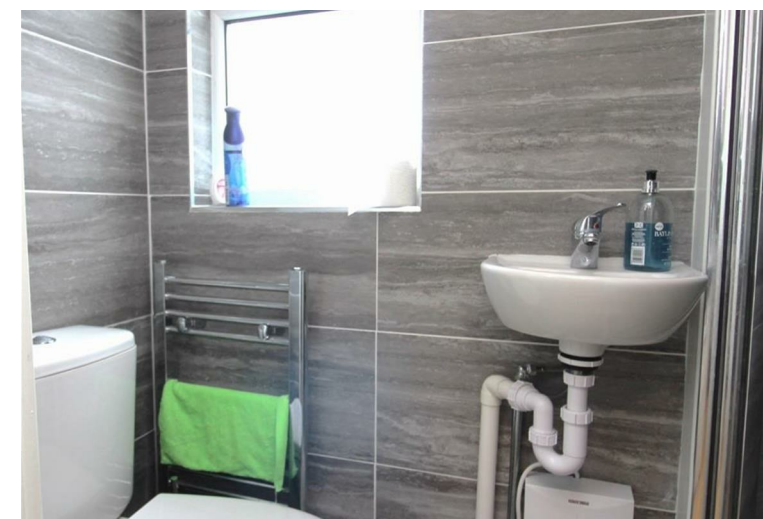
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**LOCAL AUTHORITY**


**TENURE**

**COUNCIL TAX BAND**

New Build

**VIEWINGS**

By prior appointment only

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



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