



Evesham Road, N11 2RN

£2,500 pcm

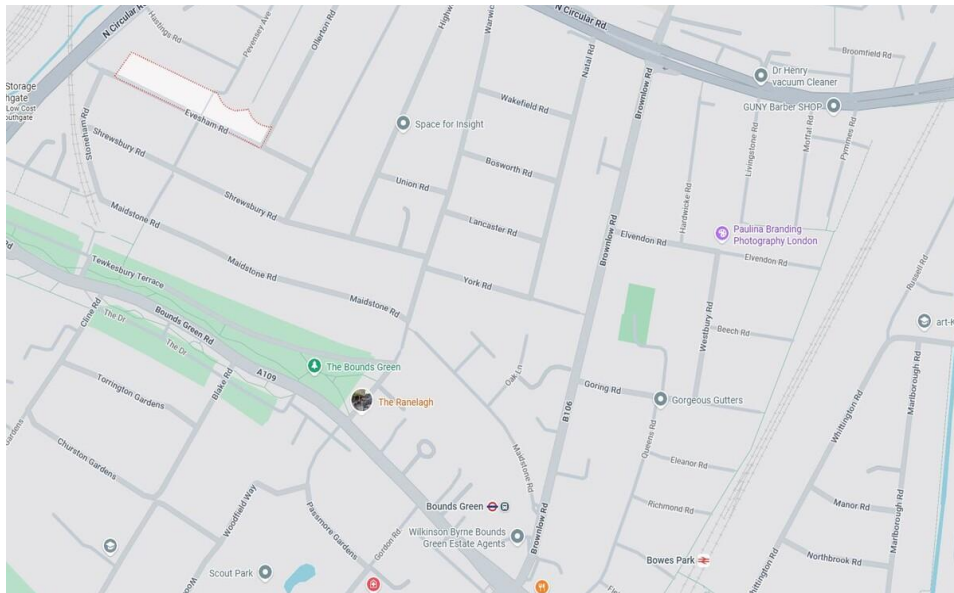
Wilkinson Byrne are delighted to offer for rent this well-presented three bedroom house, ideally situated on Evesham Road in the popular Bounds Green area. The property offers well-proportioned accommodation and is ideally suited to families or professional tenants. The location is a major attraction, with Bounds Green Underground Station and Bowes Park Railway Station both within easy reach, providing excellent links into Central London, the City and beyond. The property is also conveniently positioned for the vibrant shops, cafés, restaurants and everyday amenities of Myddleton Road, Bounds Green Road and Bowes Park. Families are well catered for with a choice of popular local schools, while nearby parks and open spaces provide excellent opportunities for recreation. With excellent transport links, a strong local community and an enviable range of amenities on the doorstep, this is an excellent opportunity to rent a home in one of North London's most popular residential locations.

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Score	Energy rating	Current	Potential
92+	A		
81-91	B		86 B
69-80	C		
55-68	D	56 D	
39-54	E		
21-38	F		
1-20	G		

The Property Misdescriptions Act 1991: None of the statements contained in these particulars as to this property are to be relied on as statements of representations of fact. Wilkinson Byrne has not tested any equipment, fixtures or fittings or services and so cannot confirm that they are in working order. Wilkinson Byrne have not sighted the title documents and any reference to the tenure of the property is based on information supplied by the seller. Wilkinson Byrne are unable to confirm that the relevant Planning Permission and/or Building Regulation Approval has been obtained where any structural alterations have occurred. A buyer is advised to obtain verification from their solicitor or surveyor of any of the above or any other fact prior to making an offer. Photographs are provided for illustration purposes only and do not depict what is included in the sale. All measurements are taken using a sonic tape, are approximate and for guidance only.





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