

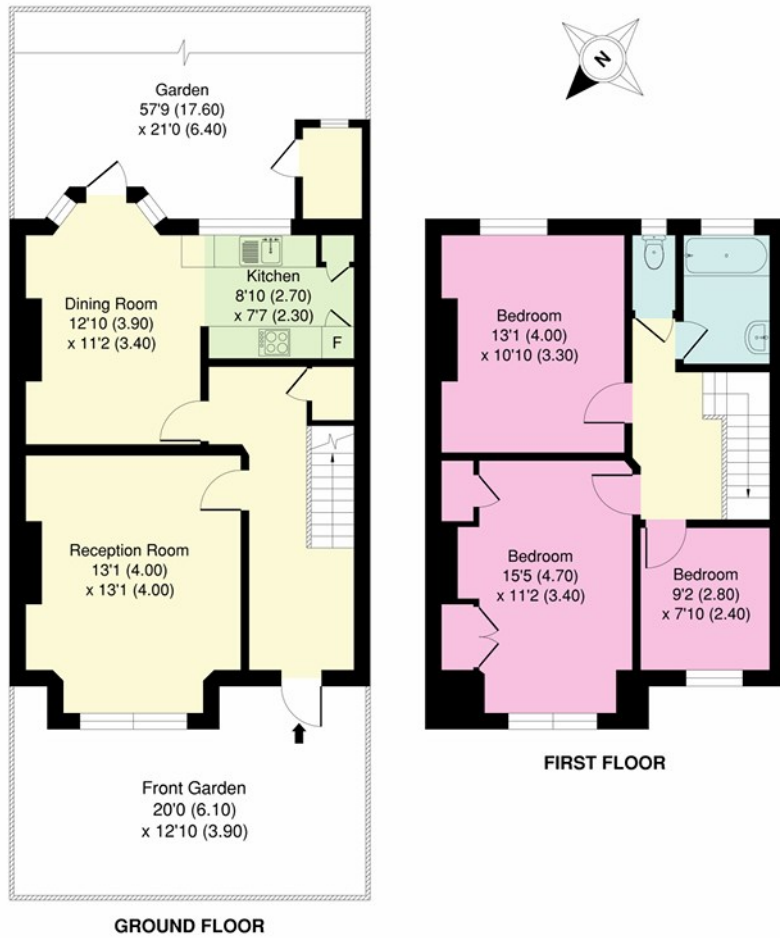
PER MONTH

**£2,300 Per Month**  
**Boundary Road**

Wood Green, N22 6AE

EPC RATING: COUNCIL TAX BAND:

**Boundary Road, N22**  
Floor Area 1127 Sq Ft - 104.70 Sq M



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(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>		
Not energy efficient - higher running costs			
<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

**OFFICE ADDRESS**  
786-788 Green Lanes  
London  
N21 3RE

**OFFICE DETAILS**  
0208 800 1155  
management@paul-simon.co.uk