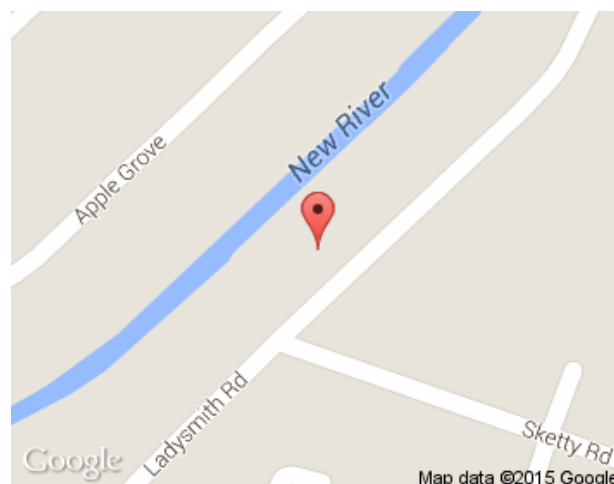


Ladysmith Road, Enfield, EN1
£335 per week, For long let



Top floor 2 bedroom flat situated within easy walking distance of Enfield Town shopping facilities and rail station. This luxury flat has double glazing, laminated flooring throughout, appliance fitted modern kitchen including dishwasher and washer/dryer, modern bathroom with shower, Economy -10 heating, residents parking. Available mid October TBC





Broomfield Estates give notice to anyone reading these particulars that: (i) these particulars do not constitute part of an offer or contract; (ii) these particulars and any pictures or plans represent the opinion of the author and are given in good faith for guidance only and must not be construed as statements of fact; (iii) nothing in the particulars shall be deemed a statement that the property is in good condition otherwise; we have not carried out a structural survey of the property and have not tested the services, appliances or specified fittings.

Long Description

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Energy Performance Certificate



Ladysmith Road, ENFIELD, EN7 2LQ

Dwelling type: Top-floor flat **Reference number:** 0037-3864-7132-9904-8291
Date of assessment: 04 July 2014 **Type of assessment:** SAP, existing dwelling
Date of certificate: 18 June 2015 **Total floor area:** 62 m²

Use this document to:

- Compare current ratings of properties to see which properties are more energy efficient

Estimated energy costs of dwelling for 3 years:

£ 1,911

Estimated energy costs of this home

	Current costs	Potential costs	Potential future savings
Lighting	£ 189 over 3 years	£ 189 over 3 years	
Heating	£ 957 over 3 years	£ 957 over 3 years	
Hot Water	£ 765 over 3 years	£ 765 over 3 years	Not applicable
Totals	£ 1,911	£ 1,911	

These figures show how much the average household would spend in this property for heating, lighting and hot water. This excludes energy use for running appliances like TVs, computers and cookers, and any electricity generated by microgeneration.

Energy Efficiency Rating

