



Flat 4 Della Court GR, 28 Alexandra Road,

£1,400 Per Month

Flat | Deposit Amount: £1,400

Council: Enfield | Council Tax Band: C



 **TARGET**

RESIDENTIAL SALES & LETTINGS



This bright and spacious one-bedroom flat offers a perfect blend of comfort and connectivity for those seeking a modern rental home in the heart of Ponders End. Situated within a well-maintained residential development on Alexandra Road, the property is designed with a practical and airy layout that maximizes both space and natural light. It features a generous living area with ample room for both a comfortable lounge and a dedicated dining or workspace, making it an ideal choice for professionals.

The interior continues with a separate, fully functional kitchen that provides plenty of storage and workspace, allowing you to keep your cooking and living areas distinct. The double bedroom is well-proportioned and positioned to offer a quiet, restful environment, while the contemporary bathroom is finished with clean, neutral fixtures. The entire flat is decorated in a light, modern palette, providing a fresh and inviting atmosphere that is ready for immediate occupancy.

One of the standout features of this location is the exceptional transport links. Residents are just a short walk from both Ponders End and Brimsdown Stations, which offer direct and frequent services into London Liverpool Street and Tottenham Hale for easy access to the Victoria Line. For those who commute by car, the A10 and M25 are only a few minutes away, ensuring seamless travel across North London and beyond.

Beyond the commute, the local area offers a fantastic lifestyle with a wide array of amenities right on your doorstep. The expansive greenery of Durants Park is just moments away for exercise and fresh air, while local shops, gyms, and large supermarkets like Tesco Extra are all within easy walking distance.

Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		75
(55-68) D	56	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	



To ensure the property meets your needs and to streamline the process, we kindly request the following information:

Full Name:
 Contact Information: (phone number and email address)
 Current Address:
 Planned Move-in Date:
 Desired Length of Tenancy:
 Number of Occupants:
 Employment or Income Source: (optional, for preliminary screening)
 Details of Any Pets: (if applicable)
 Current Landlord or Letting Agency Contact Details: (name, phone number, and/or email address for reference purposes)
 Do You Receive Any Form of Benefits?: (e.g., housing, universal credit, etc.)
 Passport Held: (for verification purposes)
 Do You Have the Right to Rent in the UK?: (as required by law)
 Any Additional Requirements or Questions:

Once we receive this information, we will promptly coordinate the viewing and address any queries you may have.

We appreciate your cooperation and look forward to hearing from you:



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