



## Flat 69, Pinnacle House 6A Colman Parade, Southbury Road, Enfield, EN1 1FY

AVAILABLE NOW! Lanes are delighted to present this 9TH FLOOR, ONE BEDROOM APARTMENT situated in this popular development in the heart of Enfield Town. The property is positioned a stone's throw from Enfield Town Train Station and Enfield's local amenities.

The property benefits from VIEWS overlooking London's scenic city, INTEGRATED KITCHEN, three-piece bathroom and lift access.

THERE IS NO PARKING WITH THE PROPERTY

£1,600



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B		82	
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
<b>England &amp; Wales</b>	EU Directive 2002/91/EC		

Environmental Impact (CO <sub>2</sub> ) Rating		Current	Potential
Very environmentally friendly - lower CO <sub>2</sub> emissions			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not environmentally friendly - higher CO <sub>2</sub> emissions			
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