



Churchgate Street, Old Harlow, CM17 0JS

GUIDE PRICE - £400,000-£425,000. In the sought after village of Churchgate Street, Geoffrey Matthew is pleased to offer this three-bedroom, three storey weather boarded stunning period cottage sitting prominently at the top of a hill. The superbly presented accommodation enjoys a dual aspect cosy lounge and open plan dining area and good-sized family kitchen. On the first floor a bright and spacious open landing with room for a desk, two double bedrooms and a family shower room. On the top floor a large master bedroom and en suite shower room. Outside to the front the faces onto the High Street. It is an attractive enclosed rear garden ideal for entertaining.

The property backs onto beautiful parkland, character properties, local shop/cafe, popular village pub and easy access into Old Harlow with its local shopping facilities, restaurants, and doctors' surgery.

Guide Price £400,000

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- Three Bedroom Three Storey Period Cottage
- Timber Frames & Weather Boarded
- Pretty Village Location
- Early 19th Century
- Grade II Listed
- Backs onto Open Parkland & Surrounded by Other Character Properties
- On Street Parking
- Viewing By Appointment

Churchgate Street sits a couple of minutes away from the new junction 7a M11. Also nearby are the stations of Harlow Mill and Harlow Town giving access to London Liverpool Street & Cambridge and the multiple shopping facilities of Harlow Town.

Accommodation Comprises:

Living Room

19'0 x 14'3 (5.79m x 4.34m)

Kitchen

13'8 x 5'10 (4.17m x 1.78m)

Inner Hallway

7'11 x 9'10 (2.41m x 3.00m)

Landing Area

7'9 x 2'11 (2.36m x 0.89m)

2nd Living Room

10'11 x 9'9 (3.33m x 2.97m)

Inner Hallway

7'8 x 3'2 (2.34m x 0.97m)

Bedroom Two

11'5 x 9'1 (3.48m x 2.77m)

Bathroom

7'7 x 7'11 (2.31m x 2.41m)

Master Bedroom

11'4 x 18'8 (3.45m x 5.69m)

Bathroom

9'0 x 3'10 (2.74m x 1.17m)

Agents Note

The garage next to this property is not part of the property. This property has on street parking only.

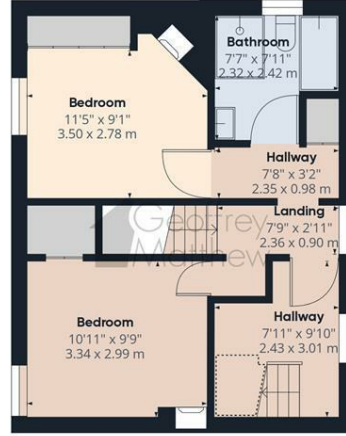




Floor Plan



Floor 0



Floor 1



Floor 2



Approximate total area⁽¹⁾
992.16 ft²
92.17 m²

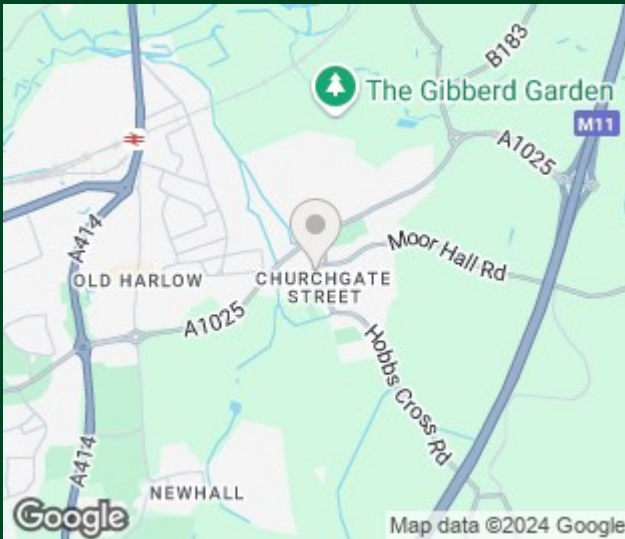
Reduced headroom
71.63 ft²
6.65 m²

(1) Excluding balconies and terraces

☒ Reduced headroom
(below 1.5m/4.92ft)

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

GIRAFFE360



Council Tax Details

Harlow Council Band: C

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

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