



Chippingfield, Harlow, CM17 0DL

GUIDE PRICE £425,000 - £450,000!

Geoffrey Matthew Estates are delighted to offer this very well presented, three bedroom, semi-detached family home in the popular and much sought after area of Chippingfield in Old Harlow. Lovingly modernised by the current owners, the property benefits from features including; ground floor w.c, conservatory, recently fitted bathroom suite and driveway parking for multiple vehicles.

This property is certain to prove popular so early viewings are highly recommended!

Guide Price £425,000

Chippingfield, Harlow, CM17 0DL



- Three Bedrooms
- Semi-Detached
- Driveway Parking For Multiple Vehicles
- Ground Floor W.C
- Conservatory
- Sought After Location

Accommodation Comprises:

Bedroom

10'11 x 9'4 (3.33m x 2.84m)

Entrance Hall

Bedroom

8'3 x 8'8 (2.51m x 2.64m)

W.C

Bathroom

5'5 x 7'2 (1.65m x 2.18m)

Lounge

10'11 x 15'6 (3.33m x 4.72m)

Kitchen/Diner

Rear Garden

Conservatory

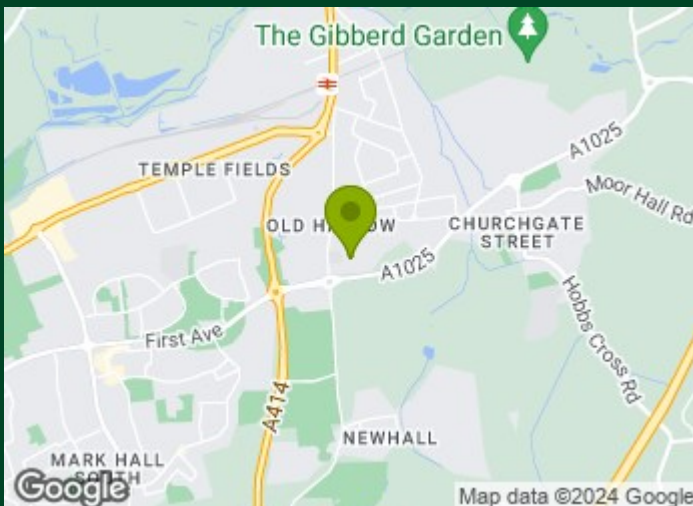
10'5 x 10'2 (3.18m x 3.10m)

Utility Area

First Floor Landing

Bedroom

10'11 x 11'11 (3.33m x 3.63m)



Directions



Floor Plan

Floor 0

- WC: 4'8" x 2'6" (1.34 x 0.79 m)
- Hallway: 8'5" x 7'2" (2.58 x 2.19 m)
- Living Room: 10'11" x 15'6" (3.33 x 4.74 m)
- Conservatory: 10'5" x 10'2" (3.18 x 3.12 m)
- Kitchen: 8'4" x 12'10" (2.56 x 3.93 m)
- Dining: 11'4" x 7'5" (3.47 x 2.27 m)
- Utility Room: 6'0" x 7'0" (1.84 x 2.16 m)
- Utility: 4'10" x 0'11" (1.48 x 2.12 m)

Floor 1

- Bathroom: 5'5" x 7'2" (1.65 x 2.20 m)
- Landing: 2'6" x 9'3" (0.79 x 2.83 m)
- Bedroom (top right): 10'11" x 9'4" (3.35 x 2.85 m)
- Bedroom (bottom left): 8'3" x 8'8" (2.53 x 2.66 m)
- Bedroom (bottom right): 10'11" x 11'11" (3.35 x 3.60 m)

Approximate total area⁽¹⁾
1077.33 ft²
100.09 m²

Reduced headroom
7.82 ft²
0.73 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 Band D

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.

