



Harlow's only family run independent estate agent



**Mill Lane, Old Harlow CM17 0LN**

**£625,000  
Freehold**

**'...A Chain Free Bungalow Located In A Sought After Location...'**

**Detached Bungalow • Two Receptions • Driveway Parking • Three Bedrooms • CHAIN FREE • EPC Rating: D • Conservatory • Council Tax Band: E •**



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Howick & Brooker Partnership Gothic House Old Harlow CM17 0DN

# Mill Bank Old Harlow, CM17 0LN

GROUND FLOOR  
1230 sq.ft. (114.2 sq.m.) approx.



TOTAL FLOOR AREA: 1230 sq.ft. (114.2 sq.m.) approx.  
View ref: W9999-0002

## THE PROPERTY

### '...A Chain Free Bungalow Located In A Sought After Location...'

Situated in the heart of Churchgate Street this property offers total seclusion and privacy. The property enjoys a welcoming entrance hall which leads to a great size living room with fireplace and open glazed views over the front courtyard garden. The kitchen is fully equipped with wall and base units and has access to a large feature hardwood conservatory. The family bathroom offers a separate shower, bath, Wc and hand basin with an inner hallway taking you to three good size bedrooms with the main bedroom benefitting from a full range of fitted wardrobes. To the front there is tandem driveway parking with pathway that leads you to the property with laid to lawn rear gardens that wrap around the property. The property is walking to Churchgate Street's local store, primary and independent schools and a short drive to the nearby amenities of Old Harlow and the new M11 junction 7a.

Viewing Is Strictly By Appointment Only.

**PLEASE NOTE THE CURRENT MARKETING PICTURES WERE TAKEN PRIOR TO THE PROPERTY BEING TENANTED.**

### Ground floor

#### Entrance Hall

**Living Room**  
17' 10" x 16' 7"  
(5.43m x 5.05m)

**Kitchen**  
11' 6" x 8' 11"  
(3.50m x 2.72m)

**Conservatory/  
Dining Room**  
17' 4" x 14' 0"  
(5.28m x 4.26m)

**Bedroom One**  
14' 5" x 11' 10"  
(4.39m x 3.60m)

**Bedroom Two**  
13' 4" x 9' 4"  
(4.06m x 2.84m)

**Bedroom Three**  
13' 4" x 7' 1"  
(4.06m x 2.16m)

**Family Bathroom**  
8' 3" x 8' 6"  
(2.51m x 2.59m)

### Outside

**Parking**  
Tandem Driveway

**Front & Rear  
Gardens**  
Enjoying Easterly  
& Westerly  
Aspects

