



Harlow's only family run independent estate agent



**Brampton Place, Old Harlow, CM17 0FE**

**£250,000  
Leasehold**

“... Shops, Cafes, Pubs, Bus Routes Are Right On The Door Step Of This Roomy Apartment...”

**One Bedroom • Two Bathroom • High Ceilings • First Floor Apartment • Modern Kitchen • Allocated Parking Space • Across The Road Form Shops • No Onward Chain • EPC Rating :- C**

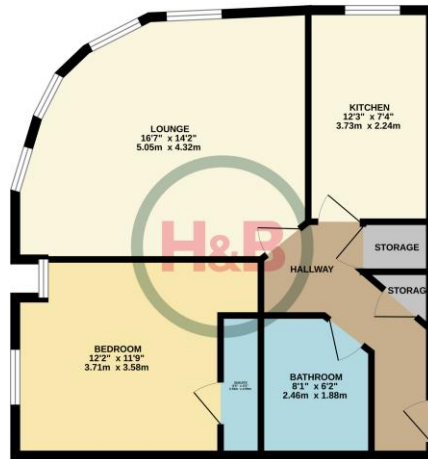


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Howick & Brooker Partnership Gothic House Old Harlow CM17 0DN

# Brampton Place, Old Harlow, CM17 0FE

FIRST FLOOR  
629 sq.ft. (58.5 sq.m.) approx.



TOTAL FLOOR AREA: 629 sq.ft. (58.5 sq.m.) approx.  
View our website: H&B

## THE PROPERTY

“... Shops, Cafes, Pubs, Bus Routes Are Right On The Door Step Of This Roomy Apartment...”  
Situating in the heart of the ‘old town’, just across the road from the High Street, this one bedroom, two bathroom first floor “Georgian” style apartment. The property consists of a good size oval shaped lounge, modern fitted kitchen, a bedroom that offers an en-suite shower room, as well as a main bathroom. Brampton Place is close to all Old Harlow’s amenities and about a mile to Harlow Mill Station. Brampton Place was built around 15 years ago, and the apartment offers one allocated parking space. The lease term is for 125 years commencing in 2010. This property is being offered Chain Free.

### First floor

#### Entrance Hall

#### Kitchen

12' 3" x 7' 4"  
(3.73m x 2.23m)

#### Lounge/Diner

16' 6" x 14' 9"  
(5.03m x 4.49m)

#### Bedroom

11' 10" x 9' 4"  
(3.60m x 2.84m)

#### En-suite

8' 2" x 3' 3"  
(2.49m x 0.99m)

#### Bathroom

8' 1" x 6' 2"  
(2.46m x 1.88m)

### Outside

One allocated parking space.

#### Agents Notes

Lease :-  
112 Years Remaining

Service Charge :-  
Approx £1600 pa.

Ground Rent :-  
£150 pa

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C	79 C	79 C
55-68	D		
39-54	E		
21-38	F		
1-20	G		