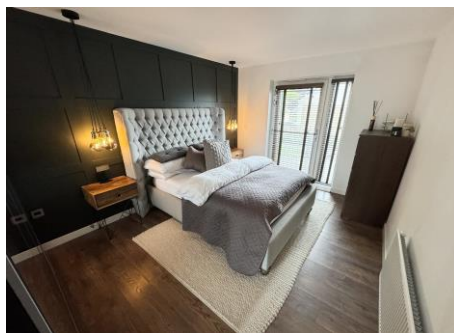




Harlow's only family run independent estate agent



Vince Dunn Mews, Old Harlow, CM17 0FF

£299,000
Leasehold

'...Ever Dreamed Of Coming Home To A High-End Luxury Hotel? Now You Can...'

Two Bedrooms • Lounge Diner • EPC Rating: TBC • First Floor Apartment • Allocated Parking • Council Tax Band: C • Stunning Throughout • Southerly Facing Balcony • Walking To Shops

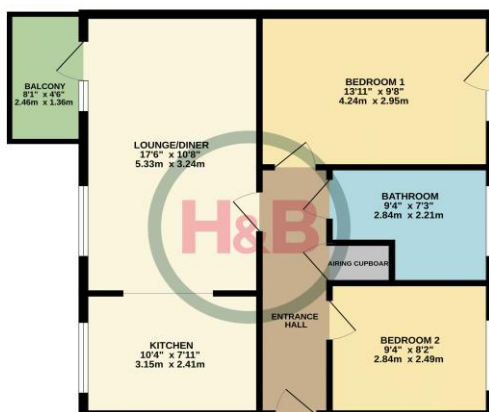


hbproperty.co.uk 01279 418888 sales@hbproperty.co.uk

Howick & Brooker Partnership Gothic House Old Harlow CM17 0DN

Vince Dunn Mews Old Harlow, CM17 0FF

FIRST FLOOR
626 sq.ft. (58.1 sq.m.) approx.



TOTAL FLOOR AREA: 626 sq.ft. (58.1 sq.m.) approx.
Made with SmartDraw 12/2014



THE PROPERTY

'...Ever Dreamed Of Coming Home To A High-End Luxury Hotel? Now You Can...'

This exquisite first-floor apartment boasts exceptional quality, meticulously styled by the current owners who have an impeccable eye for detail. Sharing the floor with just one neighbour, entry to the apartment is via a secure entry phone system. As you step inside, you'll be captivated by the wood strip part-panelled hallway and elegant wood floors. The first room on your right is the second bedroom, currently used as an office/dressing room, which enjoys an abundance of natural light from a window overlooking your allocated parking space at the front of the building.

Continuing down the hallway, you'll find a practical airing cupboard and a spacious, modern bathroom featuring a bath with shower overhead, WC, and hand basin. At the end of the hallway lies the stunning main bedroom, generous in size with ample space for free-standing wardrobes, and enhanced by its own Juliette balcony. The heart of the apartment is the well-proportioned living room, which accommodates a dining area and a bespoke stylish workstation for the professional who needs to work from home. From the living area, you can access a south-facing balcony, perfect for alfresco dining or enjoying a cold drink at the end of the day. The modern kitchen is filled with natural light and features wall and base units, a gas hob, an electric oven, and space for integrated appliances. Ideally situated in the sought-after location of Old Harlow, the apartment is within walking distance of the High Street, which offers amenities such as a doctor, dentist, post office, Co-op supermarket, cafes, and restaurants. Local primary and secondary schools are nearby, and Harlow Mill Station is within walking distance, providing excellent transport links to the M11 and M25. Viewing is strictly by appointment only.

First floor

Entrance Hall
15' 6" x 4' 5"
(4.72m x 1.35m)

Lounge / Diner
17' 6" x 10' 8"
(5.33m x 3.25m)

Balcony
4' 6" x 8' 1"
(1.37m x 2.46m)

Kitchen
10' 4" x 7' 11"
(3.15m x 2.41m)

Bedroom One
13' 11" x 9' 8"
(4.24m x 2.94m)

Bedroom Two
9' 4" x 8' 2"
(2.84m x 2.49m)

Bathroom
9' 4" x 7' 3"
(2.84m x 2.21m)

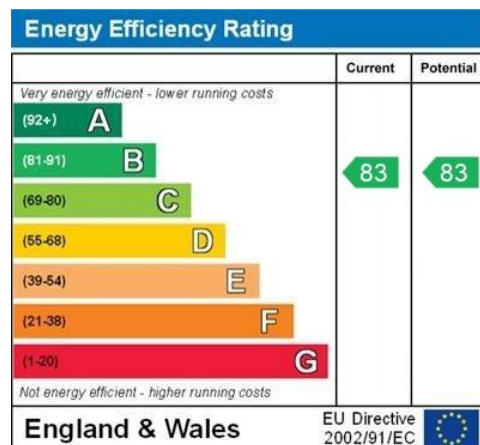
ADDITIONAL INFORMATION

Length Of Lease -
125 Years
Commencing
11/10/2012

Service Charge &
Ground Rent -
£200 PCM

Allocated Parking

One Space Directly
In Front Of The
Ground Floor Entry
Door.



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