



Harlow's only family run
independent estate agent



Primley Lane, Sheering, CM22 7NJ

**£360,000
Freehold**

**'...A House Offering Potential Located In The
Popular Village Of Sheering...'**

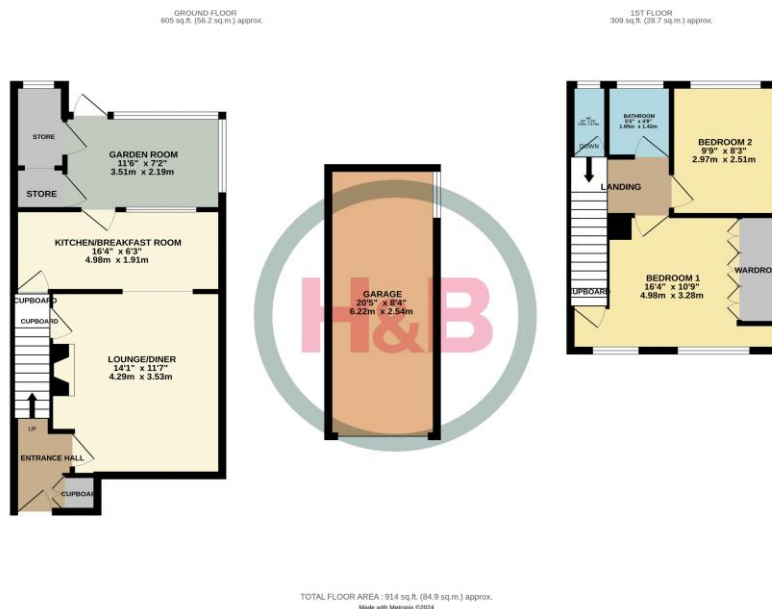
**Two Bedrooms • Rear Gardens over 75ft • Council Tax Band: C •
End of Terrace • No Chain • EPC Rating: D • Potential to Add
Parking • Garage • Potential To Improve**



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Howick & Brooker Partnership Gothic House Old Harlow CM17 0DN

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THE PROPERTY

'...A House Offering Potential Located In The Popular Village Of Sheering...'

This property has been lovingly looked after by the late owners over the last 60 years and offers a great opportunity to improve further. The house sits comfortably off Primley Lane allowing for the opportunity to add off-street parking where a precedent has already been set subject to planning consent.

On entering the house, you have a step-in hallway with a large built-in cupboard, which leads you into the main living room which is large enough to act as a lounge diner. From here you are led to a kitchen that has the potential to be a great breakfast bar area. Off the kitchen is a timber frame garden room that could be used as a dining area or additional reception room. Two original storerooms have been adapted to house a washing machine.

Upstairs there is a separate WC and bathroom with a good-sized second double bedroom. The main bedroom enjoys the full width of the house with fitted wardrobes.

Outside the house enjoys landscaped front and rear gardens with the rear enjoying a terrace patio area, summer house, separate shed, and laid-to lawn areas with mature low-maintenance planting. To the rear of the garden gives access to the garage.

Located in the popular village of Sheering with its Village stores, primary school, and public house, it is a short drive to the amenities of Old Harlow and Hatfield Heath and railway stations of Sawbridgeworth and Harlow Mill serving London Liverpool Street, Stansted Airport and Cambridge.

Ground floor

Entrance Hall

Lounge Diner

14' 1" x 11' 7"
(4.29m x 3.53m)

Kitchen Breakfast Room

16' 4" x 6' 3"
(4.97m x 1.90m)

Garden Room

11' 6" x 7' 2"
(3.50m x 2.18m)

Storeroom 1

3' 1" x 4' 4"
(0.94m x 1.32m)

Storeroom 2

6' 4" x 4' 4"
(1.93m x 1.32m)

First floor

First Landing

Bedroom One

16' 4" x 10' 9"
(4.97m x 3.27m)

Bedroom Two

9' 9" x 8' 3"
(2.97m x 2.51m)

Bathroom

5' 5" x 4' 8"
(1.65m x 1.42m)

Wc

5' 5" x 2' 8"
(1.65m x 0.81m)

Outside

Garage

20' 5" x 8' 4"
(6.22m x 2.54m)

Street Parking

Gardens

Front & Rear
Gardens In
Excess Of 75Ft

