



Fesants Croft | Harlow | CM20 2JS

Offers In Excess Of £375,000

 clarknewman

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A WELL KEPT EXTENDED THREE BEDROOM MID TERRACE HOUSE. The ground floor comprises of a spacious entrance hall that flows through to the large open plan kitchen diner with center island and a range of wall and base units. The cozy lounge has a built-in media wall and access into the kitchen diner. There is also a useful ground floor WC. Upstairs benefits from two double bedrooms, a single bedroom and luxury tiled bathroom suite. The rear garden is easy to maintain with a combination of patio, lawn and raised beds. Virtual tour available online.

- Three Bedrooms
- Ground Floor Extension
- Council Tax Band: C
- Mid Terrace House
- Immaculate Condition Throughout
- EPC Rating: D

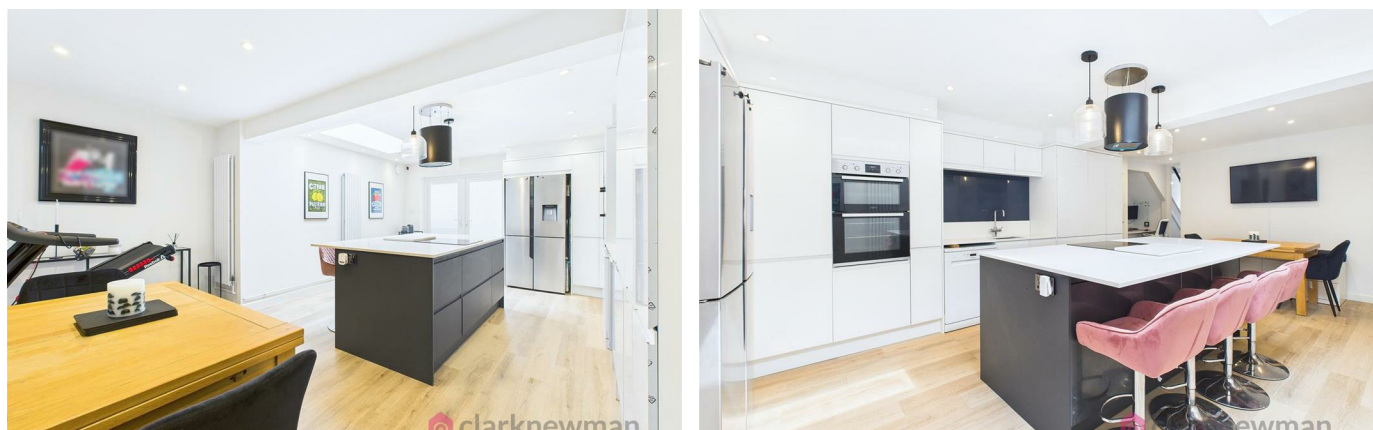
Front

Lawn to front with flowerbed and resin bound path leading to front door. Access to garden via side gate.

Entrance Hall

5'10" x 12'4" (1.78m x 3.76m)

Composite door to front with UPVC double glazed window. Radiator to wall. Stairs to first floor with glass balustrade and under stairs storage. Internal door to living room, open to kitchen diner with a useful study area under the stairs. Luxury vinyl plank flooring (LVP).





Cloakroom

2'11" x 5'0" (0.89m x 1.52m)

White WC and vanity sink to wall. Part tiled walls. Internal door to kitchen diner/entrance hall. Tiled flooring.

Kitchen/Diner

13'3" x 22'2" (4.04m x 6.76m)

Large ground floor extension comprising of a modern gloss kitchen with a range of wall and base units, huge center island, inset sink with instant boiling water tap and integral appliances including double oven and electric hob with modern extractor fan above. The units conveniently hide the washing machine, tumble dryer and microwave to keep the work surfaces uncluttered, there is also space for dishwasher and American style fridge freezer. The center island features a breakfast bar with space for seating but there is also ample space for a dining table. Two vertical radiators to walls. UPVC double glazed French doors to garden. Large skylight above allowing plenty of natural light. Internal door to living room and WC. Opening to entrance hall. Luxury vinyl plank flooring (LVP).

Living Room

12'3" x 9'9" (3.73m x 2.97m)

UPVC double glazed window to front. Vertical radiator to wall. Modern media wall with biofuel fireplace (to remain) and space for soundbar and TV. Internal doors to entrance hall and kitchen diner. Luxury vinyl plank flooring (LVP).

Landing

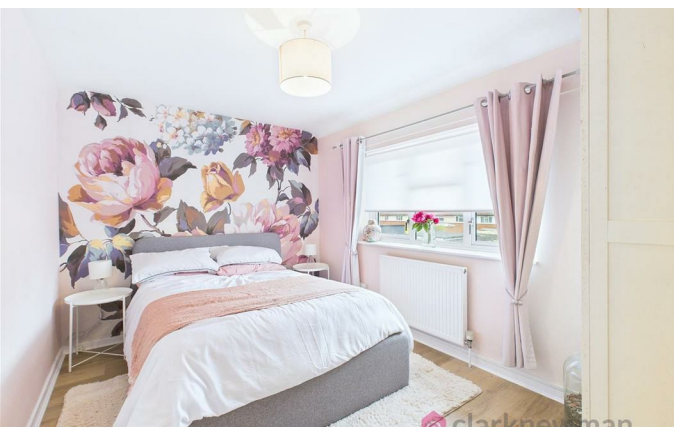
5'9" x 5'9" (1.75m x 1.75m)

Stairs to ground floor. Luxury vinyl plank flooring (LVP). Internal doors to bedroom and family bathroom. Loft access (lighting, boarded and fixed ladder).

Bedroom One

11'11" x 12'1" (3.63m x 3.68m)

UPVC double glazed window to front, radiator to wall. Luxury vinyl plank flooring (LVP). Internal door to landing.



Bedroom Two

12'6" x 8'8" (3.81m x 2.64m)

UPVC double glazed window to rear, radiator to wall. Luxury vinyl plank flooring (LVP). Internal door to landing.

Bedroom Three

8'6" x 9'0" (2.59m x 2.74m)

UPVC double glazed window to front, radiator to wall. Luxury vinyl plank flooring (LVP). Internal door to landing.

Bathroom

7'8" x 5'8" (2.34m x 1.73m)

UPVC double glazed window. Fully tiled suite with underfloor heating, white WC, vanity sink and tiled L-shaped jet/whirlpool bath with glass screen and shower above. Internal door to landing.

Garden

Low maintenance garden with a combination of patio and lawn. Raised bed to the side. Two timber sheds at rear. External double plug socket, water tap and outdoor lighting. Access to front via side gate.

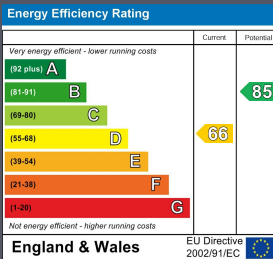
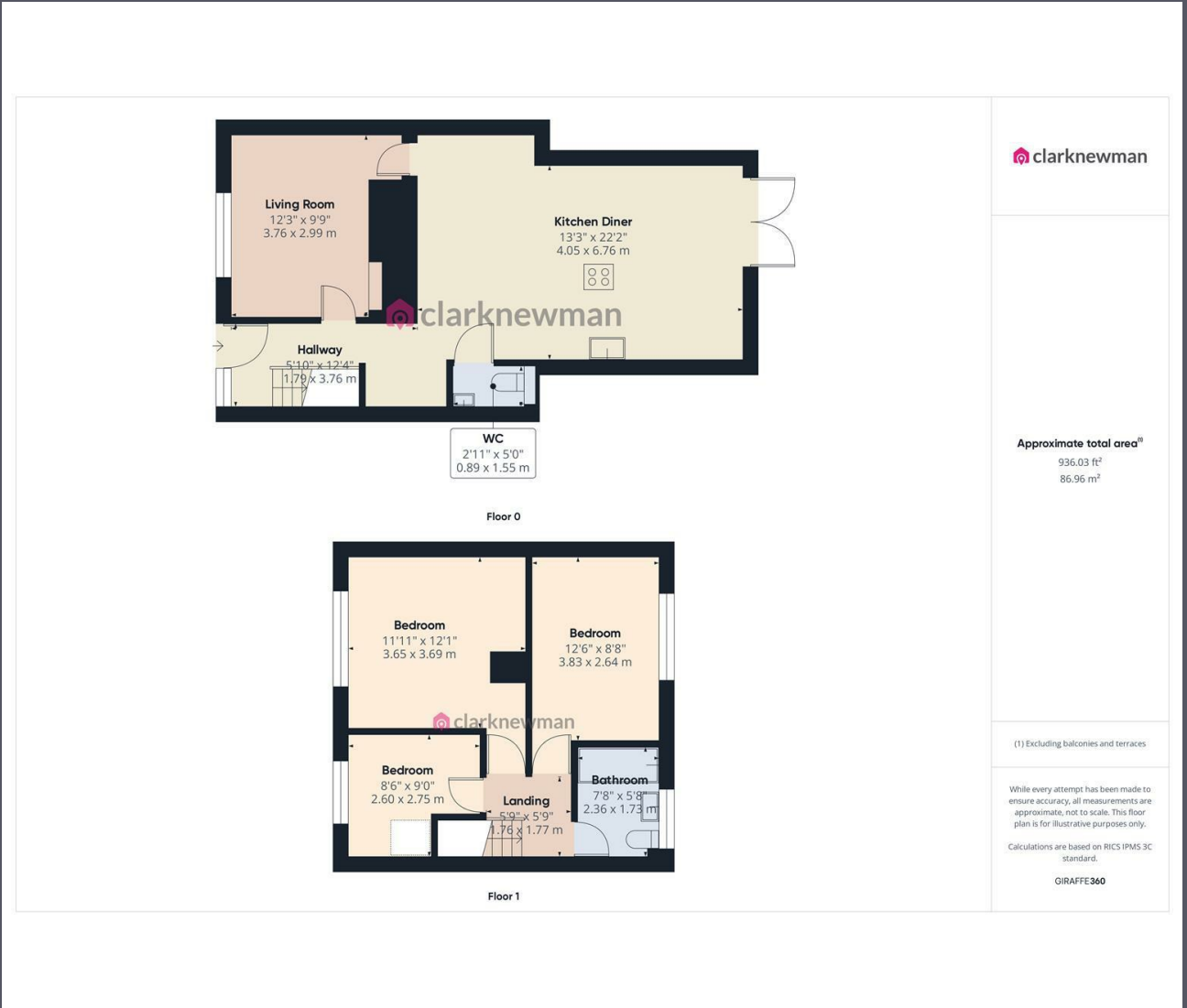
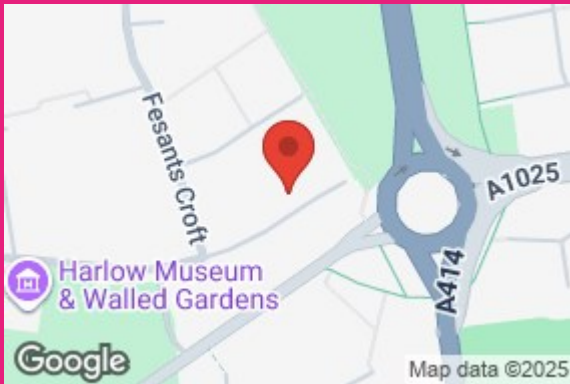
Local Area

Fesants Croft is located within Mark Hall North Conservation Area. Mark Hall North has been a Conservation Area since 1987 because it was the first estate to be completed in Harlow and contains several unique housing styles and layouts. Fesants Croft is only a short walk (0.6 miles) to Old Harlow High Street providing local amenities and only 1 mile to Harlow Mill Train Station. There is a choice of local schooling within the area, a museum and several parks.

Agents Note

We have been advised by the sellers that the foundations on the ground floor extension are enough to build up should someone wish to put in for a 2nd floor extension over the existing. There are houses in the street with double floor extensions so it is a possibility (subject to planning permissions).





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