



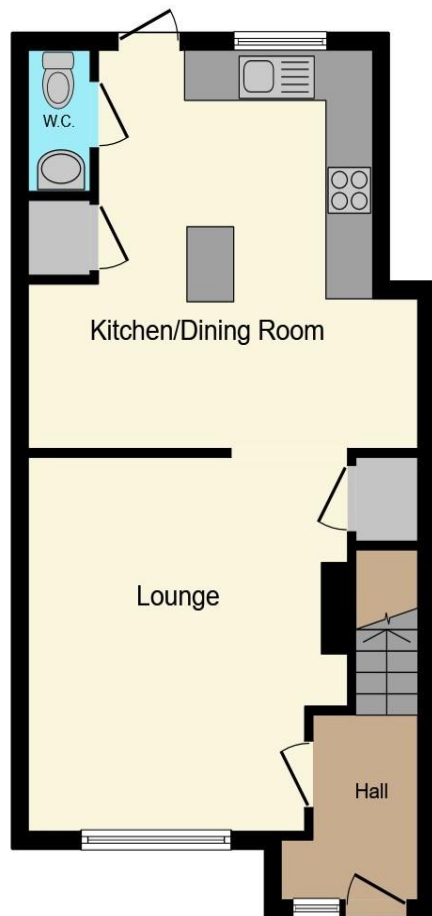
Parkfields, Roydon Harlow CM19 5JA

welcome to

Parkfields, Roydon Harlow

A well presented and EXTENDED THREE BEDROOM SEMI DETACHED home boasting a beautifully landscaped rear garden, arranged on three floors, situated in the village of Roydon and accessible to local amenities. A viewing is highly recommended!

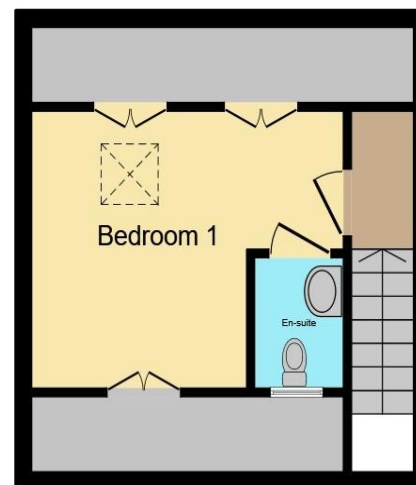




Ground Floor



First Floor



Second Floor

Accommodation Comprises

Entrance Hall

Lounge

13' 4" x 14' 8" (4.06m x 4.47m)

Fitted Kitchen / Dining Room

15' 10" x 16' 4" overall (4.83m x 4.98m overall)

Downstairs Cloakroom

First Floor Landing

Bedroom 2

10' 5" x 9' 5" (3.17m x 2.87m)

Bedroom 3

9' 11" x 7' 4" (3.02m x 2.24m)

Bathroom

Second Floor Landing

Bedroom 1

13' 3" max x 10' 10" (4.04m max x 3.30m)

En Suite

Exterior

Total floor area 104.1 sq.m. (1,120 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com

welcome to

Parkfields, Roydon Harlow

- Extended Three Bedroom Semi Detached Home
- Spacious Kitchen/Diner
- Downstairs Cloakroom
- En Suite to Master Bedroom
- Landscaped Rear Garden

Tenure: Freehold EPC Rating: C

£450,000



Please note the marker reflects the postcode not the actual property

view this property online williamhbrown.co.uk/Property/HSD110473



Property Ref:
HSD110473 - 0005

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

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