



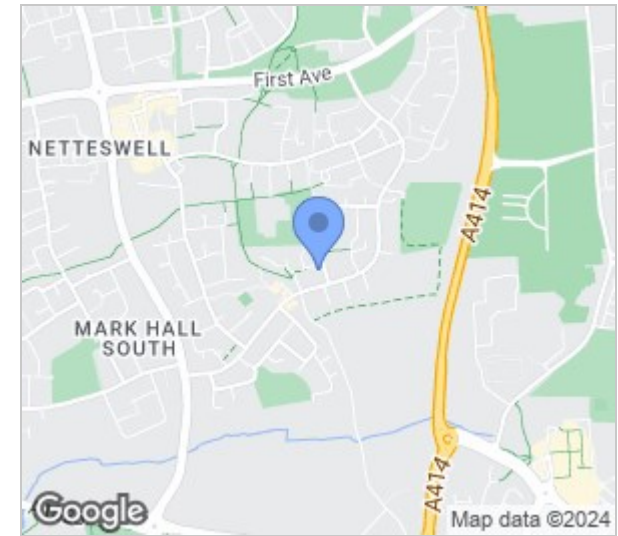
Ladyshot, Harlow, CM20 3EL
£320,000

3 1 1 D

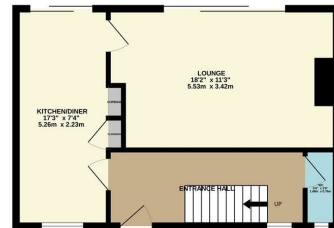
A set of white icons on a dark blue background. From left to right: a bed icon followed by the number '3', a bathtub icon followed by the number '1', a sofa icon followed by the number '1', and a garage icon followed by the letter 'D'.

Ladyshot, Harlow, CM20 3EL

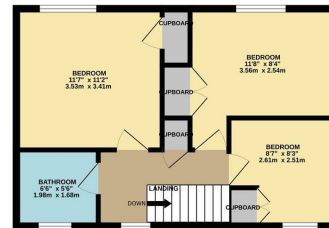
A three bedroom terraced house offered for sale with no onward chain. The property comprises an entrance hall leading to a kitchen/diner with a range of fitted wall & base level units, lounge, cloakroom/WC, landing, three bedrooms and a bathroom with a white three piece-suite. Outside the southerly facing rear garden is mostly laid to lawn with a patio area and rear access. Ladyshot is located just off of Momples Road and is close to The Stow which offers a range of local shops and schools nearby.



GROUND FLOOR
434 sq. ft. (40.3 sq.m.) approx.



1ST FLOOR
439 sq. ft. (40.8 sq.m.) approx.



REYLAND.JOHNSON&S

TOTAL FLOOR AREA: 873 sq.ft. (81.1 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of rooms, windows, doors and any other items are approximate and no responsibility is taken for any errors or omissions. The plan is for illustrative purposes only and should be used as a guide only by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee is given as to their operability or efficiency can be given.

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Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			86
(69-80) C			
(55-68) D		63	
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales	EU Directive 2002/91/EC		

Environmental Impact (CO ₂) Rating		Current	Potential
Very environmentally friendly - lower CO ₂ emissions			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not environmentally friendly - higher CO ₂ emissions			
England & Wales	EU Directive 2002/91/EC		

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

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