



Myrtle Close, Old Harlow, CM17 0GB
Shared ownership £99,000

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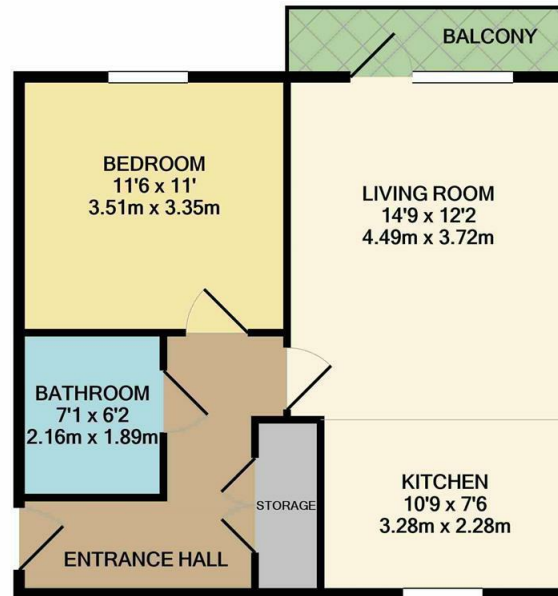
A set of four white icons on a dark background. From left to right: a bed icon, a bathtub icon, a sofa icon, and a lightbulb icon with the letter 'B' next to it.

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****45% SHARED OWNERSHIP****

This immaculately presented one double bedroom ground floor apartment is located on the desirable Gilden Park development in Old Harlow. Benefiting from having allocated parking, a balcony and communal bike shed, this modern apartment offers good sized accommodation throughout, with an entrance hallway leading to an open plan lounge and kitchen/diner with a range of fitted wall and base units, a double bedroom and modern bathroom with a white three piece suite. Myrtle Close is located just off Plumtree Drive, within easy access of local shops, open fields and the new M11 junction 7A. Harlow Mill Train Station is within walking distance and Stansted Airport is within 20 minute drive.

Lease Remaining: 120 years. Rent, Service Charge & Ground Rent: £435.67 per month.



REYLANDJOHNSON/FP
 TOTAL APPROX. FLOOR AREA 527 SQ.FT. (48.9 SQ.M.)
 Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given
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Energy Efficiency Rating			Environmental Impact (CO ₂) Rating		
	Current	Potential		Current	Potential
Very energy efficient - lower running costs			Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A			(82 plus) A		
(81-91) B			(81-91) B		
(69-80) C			(69-80) C		
(55-68) D			(55-68) D		
(39-54) E			(39-54) E		
(21-38) F			(21-38) F		
(1-20) G			(1-20) G		
Not energy efficient - higher running costs			Not environmentally friendly - higher CO ₂ emissions		
England & Wales	EU Directive 2002/91/EC		England & Wales	EU Directive 2002/91/EC	

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