

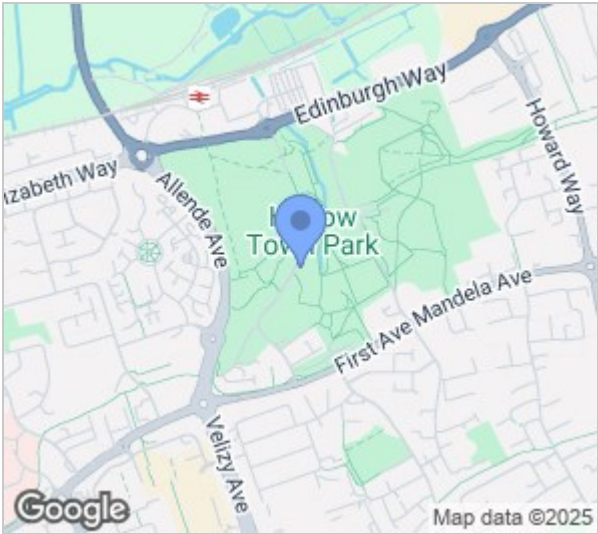


Park Lane, Harlow, CM20 2QQ
Offers In Excess Of £450,000

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Park Lane, Harlow, CM20 2QQ

Located in the picturesque setting of Harlow Town Park is this well presented three bedroom family home over three floors, with a beautiful split level rear garden and offered with NO ONWARD CHAIN. As you enter there is a porch leading to a bright lounge which opens onto the dining room, a stunning kitchen with a range of fitted wall and base units and a family bathroom with a modern white three piece suite. Upstairs there are two bedrooms, whilst on the top floor there is a large bedroom with a modern ensuite wet room and views over the garden and Town Park. The split level rear garden has two seating areas, separated by a lawned area, with an abundance of shrubs and fruit plants, plus a summer house, with a driveway to the front. Park Lane is located in the middle of Harlow Town Park, just off School Lane, with Harlow Town Station, the Town Centre, Princess Alexandra Hospital and excellent schools just a short walk away.



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		87
(69-80) C		
(55-68) D		73
(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 firms employment has the authority to make or give any representation or warranty in respect of the property.