

Aynsley Gardens, HARLOW CM17 9PB



welcome to

Aynsley Gardens, HARLOW

William H Brown are delighted to offer this CHAIN FREE three bedroom semi detached house on the popular Church Langley development. Viewing is highly recommended.













- Accommodation Overview –

Lounge

15' 3" x 12' 11" (4.65m x 3.94m) Window to front aspect, understairs cupboard, radiator and wood flooring.

Kitchen / Diner

20' 11" x 14' 1" (6.38m x 4.29m) Door leading to the garden, radiator, fitted base and wall units with work surfaces over, sink with drainer unit, space for white goods and plumbing for washing machine.

Bedroom 1

12' 7" x 9' 6" (3.84m x 2.90m) Window to front aspect and radiator.

Bedroom 2

10' 9" x 9' 6" (3.28m x 2.90m) Window to front aspect and radiator.

Bedroom 3

9' 1" x 6' 5" (2.77m x 1.96m) Window to rear aspect and radiator.

Bathroom

Window to rear aspect, bath with mixer tap, WC and wash hand basin.

- Exterior –

Parking Garage with up and over door and parking for 1 vehicle.

Rear Garden Fence enclosing garden laid mainly to lawn, with patio area and side access.











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Aynsley Gardens, HARLOW

- Three bedrooms
- CHAIN FREE
- Garage and driveway parking
- Family bathroom
- Popular location

Tenure: Freehold EPC Rating: C

offers over



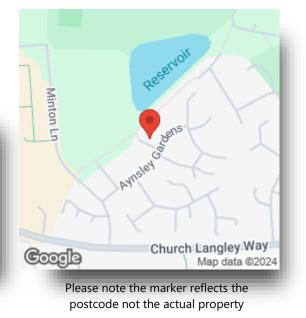


Total floor area 98.5 m² (1,061 sq.ft.) approx This floor jains is for illustrative purposes only it is not dear-to scale, Any measurements, floor areas including any test floor area), expensions and orientation are approximate in testinals are guaranteed by scanota the relation. In multi-two mits avoid the mitigation of the statement of the any end, density of the mitigation or initiationment. A part relation are approximate to the mitigation of the mitigation of the mitigation of the mitigation of the mitigation or initiationment. A part of the mitigation of the mitigation









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Property Ref: HLO104448 - 0004 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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william h brown



01279 433469



harlow@williamhbrown.co.uk

15 Broad Walk, HARLOW, Essex, CM20 1HX



williamhbrown.co.uk