

Lark Lane, Harlow CM17 0GU

welcome to

Lark Lane, Harlow

** SHARED OWNERSHIP** William h Brown offer for sale a 50% share of this beautifully presented one bedroom ground floor flat situated in the highly sought after area of Lark Lane in Gilden Park. Please call to book a viewing or for further information.













- Accommodation Overview -

Lounge / Kitchen 21' 8" x 10' (6.60m x 3.05m)

Window to front aspect and window to rear aspect, space for white goods (white goods will remain), fitted kitchen aunts with work surfaces over, built in oven, extractor fan, laminate flooring and radiator.

Bedroom

10' x 10' 1" (3.05m x 3.07m) Window to rear aspect, carpet and radiator.

Bathroom

Bath with mixer tap, wash hand basin, WC and extractor fan.

Parking

Allocated space.





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- One bedroom
- 50% Shared ownership
- Ground floor position
- Modern fitted kitchen
- Allocated parking

Tenure: Leasehold EPC Rating: B

This is a Leasehold property with details as follows; Term of Lease 125 years from 27 Nov 2020 Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.



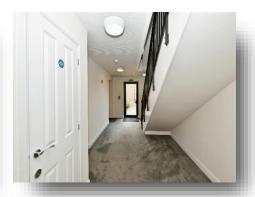
Total floor area 41.0 m² (441 sq.ft.) approx.

This floor pinn is for Billednitive purposes only it is not drawn to scale. Any measurements, floor areas inhabiting any total floor areas, openings and orientation are approximate. No decided are guaranteed, they cannot be surpled upon form yet of species and paying yet on of time, paymentee. No liability is alleast for any error, created nor misstatement. A party

£100,000







at Wagtail Crescent

Pipit Ln

Grebe Cl

Area at Linear Park

Aspen Wy.

Rosefinch Ln

Rosefinch Ln

Rosefinch Ln

Rosefinch Ln

Rosefinch Ln

Gilden Park Play Area

Please note the marker reflects the postcode not the actual property

view this property online williamhbrown.co.uk/Property/HLO104516



Property Ref: HLO104516 - 0003

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.

William H Brown is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.





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