



Parkfields, Roydon Harlow CM19 5JA

welcome to

Parkfields, Roydon Harlow

William h Brown are delighted to offer for sale this three bedroom semi detached house situated in Parkfields, Roydon. This location is situated off of the main road and is located within just a short distance from Roydon Train Station offering direct access to London Liverpool Street.



- Accommodation Overview –

Hall

Lounge

13' 5" x 10' 7" (4.09m x 3.23m)

Window to front aspect, radiator and carpet.

Dining Room

12' 9" x 9' 9" (3.89m x 2.97m)

Window to front aspect, serving hatch from kitchen, radiator and carpet.

Kitchen

15' 9" x 6' 9" (4.80m x 2.06m)

Window to rear aspect, door to lean to, fitted wall and bade units with work surfaces, integrated electric hob and oven, extractor fan and space for white goods.

Lean To with wc

Door to the garden, downstairs wc and floor from the kitchen.

Bedroom 1

13' 4" x 10' 9" (4.06m x 3.28m)

Window to front aspect, built in wardrobes, carpet and radiator.

Bedroom 2

10' 9" x 10' 9" (3.28m x 3.28m)

Window to front aspect, built in wardrobes, radiator and carpet.

Bedroom 3

7' 5" x 9' 5" (2.26m x 2.87m)

Window to rear aspect, radiator and carpet.

Bathroom

Window to rear aspect, wash hand basin, wc and bath.

- Exterior –

Rear Garden

Fence enclosing garden wish concrete patio area with steps leading to the lawn area and shed.



check out more properties at williamhbrown.co.uk



welcome to

Parkfields, Roydon Harlow

- Three bedrooms
- Semi detached
- Two receptions
- Access to station
- Potential to extend

Tenure: Freehold EPC Rating: D

£410,000



Total floor area 94.6 m² (1,019 sq.ft.) approx
This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor area (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.localagent.com



Please note the marker reflects the postcode not the actual property

check out more properties at williamhbrown.co.uk



Property Ref:
HLO104832 - 0002

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.

 william h brown



01279 433469



harlow@williamhbrown.co.uk



15 Broad Walk, HARLOW, Essex, CM20 1HX



williamhbrown.co.uk