





# welcome to

# Whitewaits, Harlow

\*\*\*SOLD AS SEEN\*\*\* William H Brown are delighted to offer for sale this chain free, two bedroom, mid terrace house situated in the convenient area of Broadfield, Harlow. This location is perfectly located within a short distance of local shops, pubs, playing fields and Harlow Town shopping centre.













#### -Accommodation Overview-

#### **Entrance Porch**

#### Hall

## Lounge

25' 6" x 11' 4" ( 7.77m x 3.45m )

Window to front aspect, sliding door to the rear, York stone fireplace, carpet and radiator.

#### **Kitchen**

11' 3" x 7' 4" ( 3.43m x 2.24m )

Window to rear aspect, door leading to the conservatory, fitted wall and base units with work surfaces over, gas hob and extractor hood, electric oven. sink with drainer unit, space for fridge/freezer and washing machine.

## Conservatory

10' 4" x 6' (3.15m x 1.83m)

Brick and wood construction, sink and door leading to the garden.

### **Bedroom 1**

14' 6" x 9' 1" ( 4.42m x 2.77m )

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

### **Bedroom 2**

10' 3" x 9' 7" ( 3.12m x 2.92m )

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

## **Bathroom**

Window to rear aspect, wash hand basin, wc, radiator and shower cubicle.

#### - Exterior -

## **Rear Garden**

Fence enclosing garden laid mainly to lawn.

#### **Agent Note:**

We have been unable to verify and are limited to the material information that relates to this property. If there is any point which is of particular importance to you, please contact the branch and we will endeavour to check for you, especially if you are contemplating travelling some distance to view the property.









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# Whitewaits, Harlow

- Two bedrooms
- Access to town centre
- Chain free
- Extended
- Ideal first time buy

Tenure: Freehold EPC Rating: C

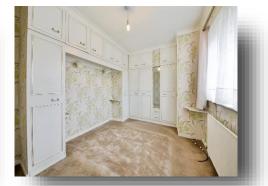
£280,000



Total floor area 81.0 m² (872 sq.ft.) approx.

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are obtained are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No lability is blain for any error, orisasion or must any upon its own inspection(s). Powered by www.fbcsisgent.com







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Please note the marker reflects the postcode not the actual property

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Property Ref: HLO105181 - 0001 1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we offer or contract. 3. The measurements indicated are supplied for quidance only and as such must be considered incorrect. Potential buyers 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 reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent

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 are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures 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 and boundaries of the property and other important matters before exchange of contracts.



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