



## Latton Green, Harlow, CM18 7ES Offers In The Region Of £340,000 Freehold

Exclusive to Kings Group Harlow - \*CHAIN FREE\* THREE BEDROOM SEMI-DETACHED HOUSE for sale, located in the popular Latton Green area. This property, with a little TLC, would make a perfect family forever home and is ideal for anyone looking to be close to the local amenities. The property is just 12 minutes walk from Bush Fair Shopping Centre, 4 minutes walk to Latton Green Primary Academy and a 20 minute walk to Stewards Academy - perfect for families. The property is also ideal for commuters, being just a 5 minute drive to the M11 offering brilliant links into London and other major cities. The property comprises entrance hall, lounge / diner, kitchen, downstairs cloakroom, three bedrooms, first floor family bathroom and secluded rear garden. The property also benefits from driveway and garage. In our opinion this property, full of potential, would be perfect for anyone looking to put their own stamp on their new family home. Call us now to arrange your appointment!!

# Latton Green, Harlow, CM18 7ES

## **Entrance Hallway 6'66 x 15'64 (1.83m x 4.57m)**

Single radiator, carpet, textured ceiling, smoke alarm, power points

## **Lounge 11'62 x 12'43 (3.35m x 3.78m)**

Double radiator, carpet, open style fireplace with stone over mantle, TV aerial point, power points, textured ceiling, double glazed door leading to conservatory

## **Dining Room 11'67 x 11'03 (3.35m x 3.36m)**

Double glazed window to front aspect, double radiator, carpet, textured ceiling, phone point, power points

## **Kitchen 7'61 x 7'96 (2.13m x 2.13m)**

Double glazed windows to rear aspect, tiled flooring, tiled walls, range of base and wall units with roll top work surface, freestanding electric oven with electric hob, double sink, space for fridge freezer, plumbing for washing machine, textured ceiling, double glazed door leading to garden, power points

## **Conservatory 9'09 x 5'24 (2.97m x 1.52m)**

Double glazed windows to rear aspect, laminate flooring

## **Downstairs Cloakroom 5'03 x 2'72 (1.60m x 0.61m)**

Single radiator, laminate flooring, wash basin with pedestal, low level WC, part tiled walls

## **First Floor Landing 3'14 x 1'84 plus 6'77 x 9'65 (0.91m x 0.30m plus 1.83m x 2.74m)**

Loft access, carpet, textured ceiling, double glazed window to side aspect

## **Bedroom One 11'64 x 5'89 plus 9'62 x 6'58 (3.35m x 1.52m plus 2.74m x 1.83m)**

Double glazed windows to rear aspect, single radiator, carpet, fitted wardrobes, phone points, power points, textured ceiling

## **Bedroom Two 11'26 x 9'10 (3.35m x 3.00m)**

Double glazed windows to front aspect, carpet, fitted wardrobe, power points, textured ceiling

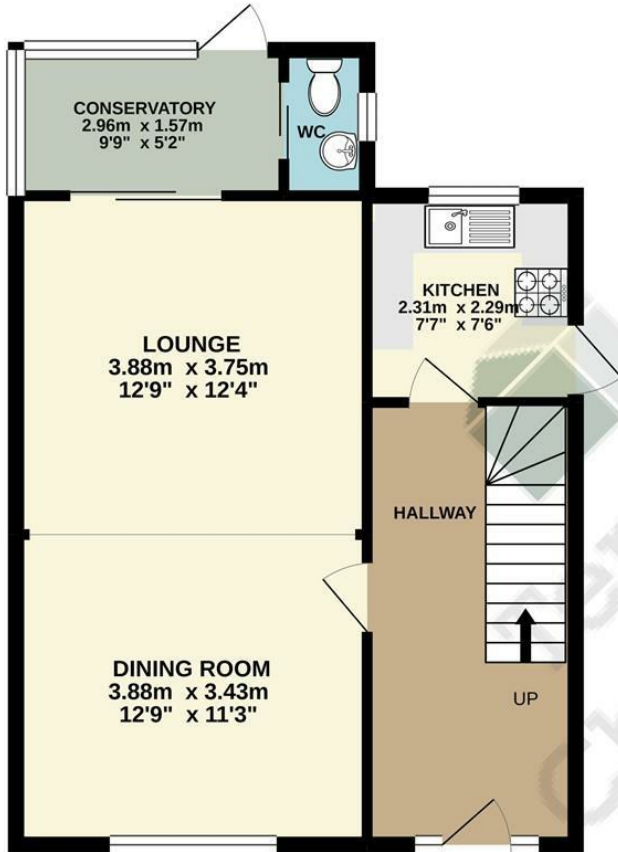
## **Bedroom Three 8'95 x 7'91 (2.44m x 2.13m)**

Double glazed window to front aspect, single radiator, carpet, power points, textured ceiling

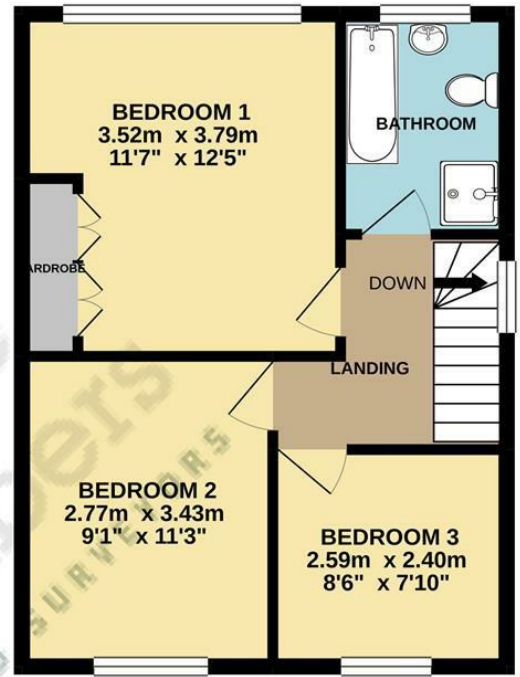
## **Family Bathroom 4'70 x 2'00 plus 6'00 x 5'91 (1.22m x 0.61m plus 1.83m x 1.52m)**

Double glazed windows to rear aspect, lino flooring, extractor fan, panel enclosed bath with mixer tap, walk in cubicle with electric shower, wash hand basin with pedestal, low level flush WC, tiled walls, textured ceiling

GROUND FLOOR



1ST FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
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