



Old Orchard, Harlow, CM18 6YQ Asking Price £370,000 Freehold

**** KINGS GROUP HARLOW ARE DELIGHTED TO OFFER THIS WELL PRESENTED, SPACIOUS THREE BEDROOM, MID TERRACE HOUSE FOR SALE IN OLD ORCHARD, HARLOW ****

This spacious and well presented property is the ideal purchase for any first time buyer looking to get onto the property ladder or any buy to let investor looking for an easy purchase to add to their portfolio and achieve a great rental return. Old Orchard offers a new owner a wide range of benefits such as being near some of the areas most popular and sought after schools such as Abbotsweld primary School (0.5 miles), St Luke's Catholic Primary School (0.2 miles), Harlow Fields School and College (0.5 miles) and many more all within walking distance making it ideal for families. Another benefit this home has to offer is being very close to the Harlow Town Center offering a wide range of supermarkets, restaurants, banks and many other high street shops within the Harvey Center and in the Town itself. Transport links are also very accessible with local bus stops being a short walk away commuting in and around the local area is very easy and with main roads such as A414, A10 and M11 all under a 5 minute drive away commuting in and out of London is also very easy.

The property comprises of a porch leading to entrance hallway, spacious lounge, open plan kitchen/diner, utility room, large storage cupboard and downstairs cloakroom. The first floor comprises of three good sized bedrooms and a family shower room. Externally the property benefits from a driveway for two cars and a rear garden backing on to communal gardens.

To avoid disappointment please call us now on 01279 433 033.

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Entrance Hallway

Laminate flooring, power points

Lounge 22'11 x 19'5 (6.99m x 5.92m)

Laminate flooring, double glazed windows to front and rear aspect, double glazed patio doors to rear aspect leading to rear garden, feature fireplace with stone surround, double radiator, spotlights, TV aerial point, phone point, power points

Kitchen/Diner 22'3 x 11'8 (6.78m x 3.56m)

Double glazed patio doors to rear aspect leading to rear garden, doorway leading to utility area, laminate flooring, a range of base and wall units with roll top granite effect work surfaces, integrated electric oven with gas hob, chimney style extractor fan, power points, double radiator

Utility 14'8 x 5'4 (4.47m x 1.63m)

Laminate flooring, a range of base and wall units with roll top work surfaces, power points

Storage Room 6'3 x 5'10 (1.91m x 1.78m)

W.C

Tiled flooring, low level W.C. wash basin with mixer tap

First Floor Landing

Carpeted, power points

Master Bedroom 17'0 x 8'5 (5.18m x 2.57m)

Double glazed windows to front and rear aspect, built in storage cupboard, carpeted, double radiator, power points

Bedroom Two 13'3 x 10'11 (4.04m x 3.33m)

Double glazed window to front aspect, double radiator, carpeted, power points

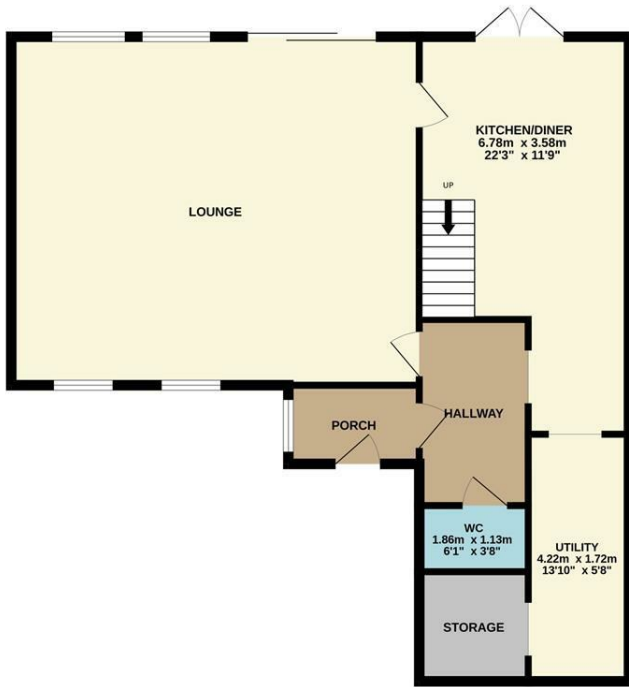
Bedroom Three 10'3 x 7'6 (3.12m x 2.29m)

Double glazed window to front aspect, double radiator, power points, carpeted, built in storage cupboard

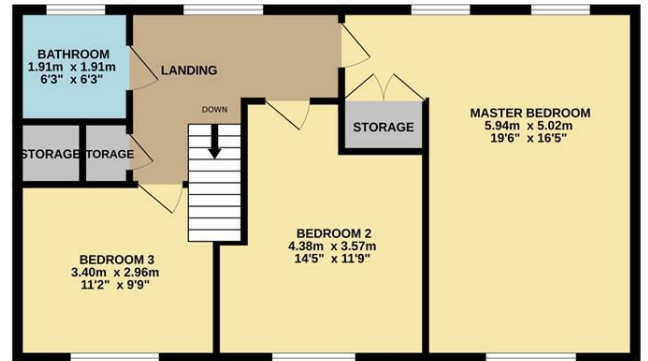
Family Bathroom 6'6 x 5'6 (1.98m x 1.68m)

Double glazed window to rear aspect, vinyl flooring, tiled walls, wash basin with mixer tap and vanity under unit, walk in thermostatically controlled shower, low level W.C

GROUND FLOOR
83.8 sq.m. (902 sq.ft.) approx.



1ST FLOOR
62.7 sq.m. (675 sq.ft.) approx.



TOTAL FLOOR AREA : 146.5 sq.m. (1577 sq.ft.) approx.

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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