



FORTUNE & COATES

The People's Estate Agent

<https://www.fortuneandcoates.co.uk>



6 Rodin Drive, Harlow, CM18 7FU

£350,000

Fortune and Coates are pleased to offer to the market this rarely available two bedroom mid terraced house situated to the new Countrywide development of Rodin Drive, Harlow, which is close to local junior and senior schools, shops, supermarkets, restaurants and amenities and with easy access to the M11. The home is presented to a high standard throughout and comprises an inviting entrance hallway, cloakroom/W.C, light and bright open plan living/dining room that opens to the modern kitchen with range of wall and base units and some integrated appliances. Upstairs boasts two well proportioned bedrooms and family bathroom. Outside, The rear garden is mainly laid to artificial lawn with patio area for entertaining and to the front is allocated parking for two cars. This is a lovely home and suggest an early viewing. This home also has the added benefit of being built from new in 2020 and having approximately 6 years NHBC warranty remaining.

Lounge/Dining Room 14'2" x 13'8" max (4.34 x 4.19 max)

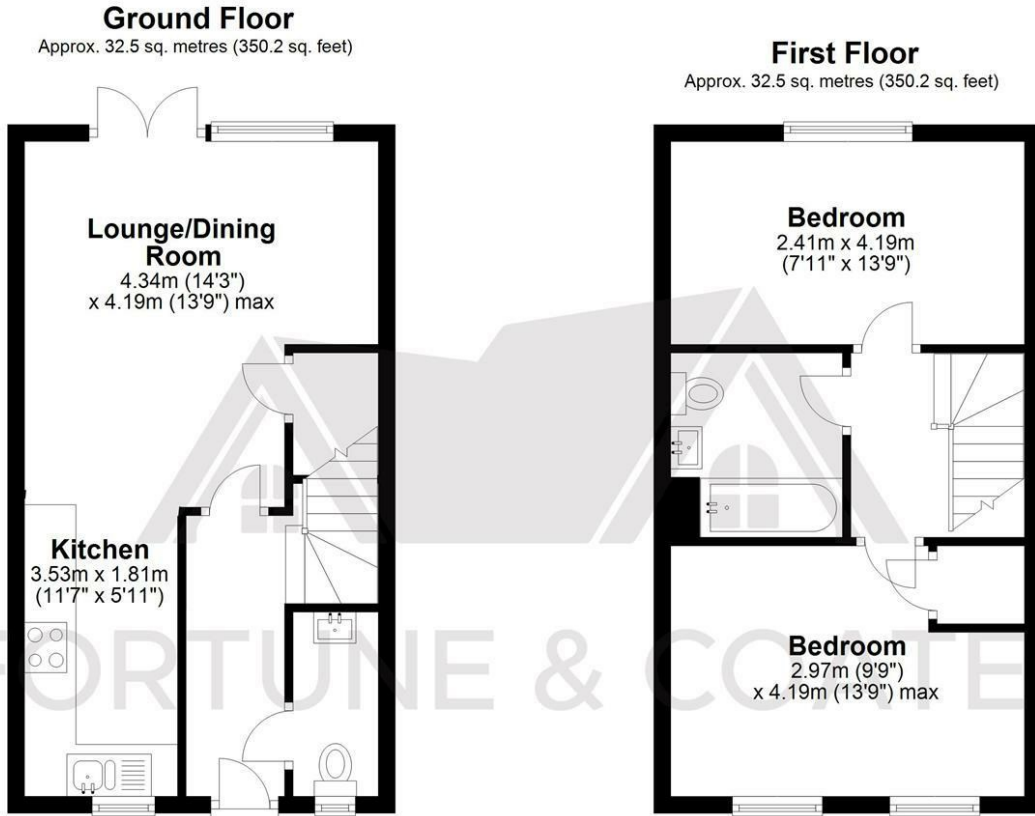
Kitchen 11'6" x 5'11" (3.53 x 1.81)

Bedroom 9'8" x 13'8" max (2.97 x 4.19 max)

Bedroom 7'10" x 13'8" (2.41 x 4.19)

AGENT NOTE: The information provided about this property does not constitute or form part of an offer or contract, nor may it be regarded as representations. All interested parties must verify accuracy and your solicitor must verify tenure/lease information, fixtures & fittings and, where the property has been extended/converted, planning/building regulation consents. All dimensions are approximate and quoted for guidance only as are floor plans which are not to scale and their accuracy cannot be confirmed. Reference to appliances and/or services does not imply that they are necessarily in working order or fit for the purpose.

Floor Plan

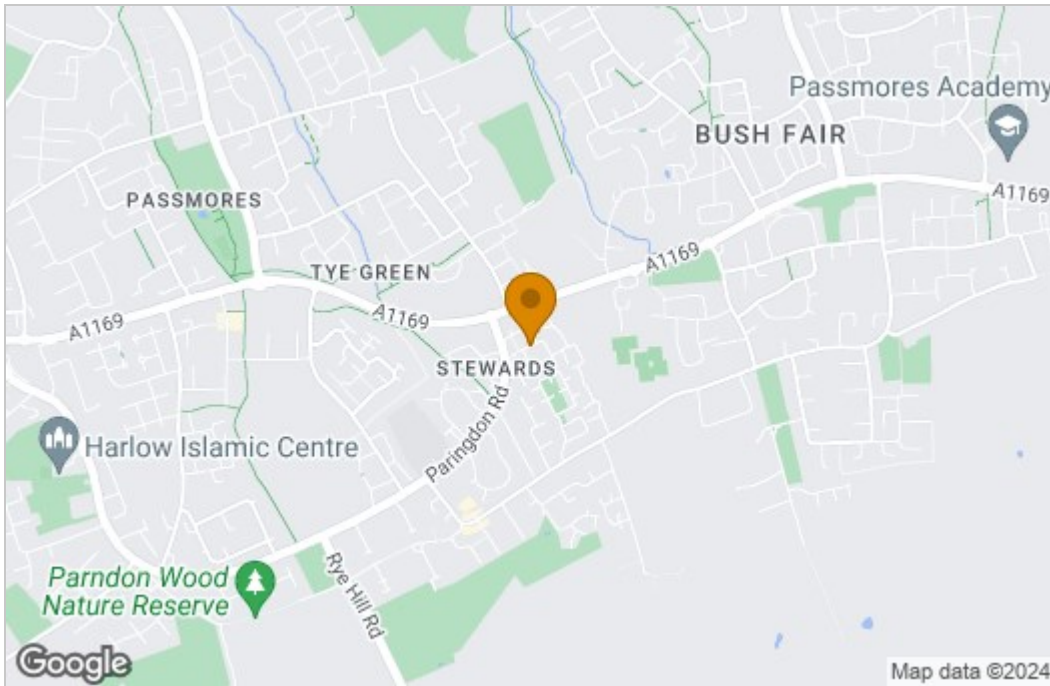


Total area: approx. 65.1 sq. metres (700.4 sq. feet)

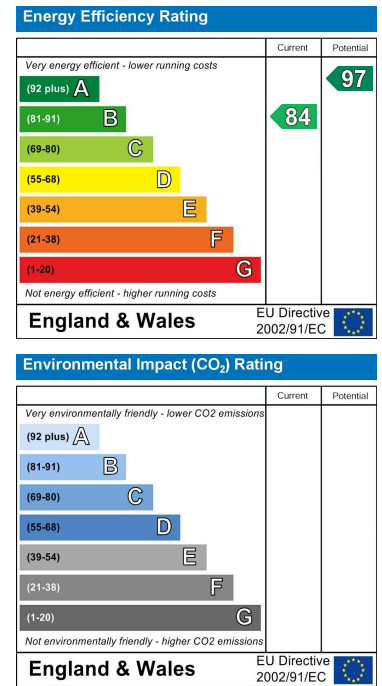
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Property marketing provided by www.fotomarketing.co.uk

Area Map



Energy Efficiency Graph



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.