







62 Moorfield, Harlow, CM18 7QG

Guide price £325,000

Fortune and Coates are delighted to welcome to the market this three bedroom mid terraced family home situated in the popular and convenient location of Moorfield, Harlow.

This home is very well presented throughout and comprises an inviting entrance hallway that leads through to the impressive fully fitted kitchen with a range Cooker, built in fridge and microwave, modern wall and base units, butler sink, granite work surfaces and plenty of cupboard space and the utility area has plumbing for washing machine and tumble dryer with further storage. The dining room offers plenty of space for family or formal dining. leading to the kitchen and sunny conservatory that overlooks the rear garden. The lounge is comfortable, bright and spacious with feature fireplace. Upstairs features three well proportioned bedrooms, The master bedroom has built in units and fitted wardrobes and a stylish family bathroom with in bath shower. Outside, the rear garden is low maintenance with shrubs and plants to

Living Room 15'10" x 12'9" (4.84 x 3.89)

Dining Room 11'0" x 6'0" (3.36 x 1.83)

Kitchen

Utility 5'1" x 9'6" (1.57 x 2.92)

Conservatory

Bedroom 9'7" x 13'3" max (2.94 x 4.06 max)

Bedroom 12'10" max x 8'7" (3.93 max x 2.62)

Bedroom 8'6" x 8'7" (2.60 x 2.62)

AGENT NOTE: The information provided about this property does not constitute or form part of an

offer or contract, nor may be 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.

Ground Floor Approx. 53.0 sq. metres (570.8 sq. feet) Conservatory **First Floor** Approx. 41.6 sq. metres (447.7 sq. feet) Kitchen **Bedroom Bedroom** Living 2.94m (9'8") x 4.06m (13'4") max 3.93m (12'11") max x 2.62m (8'7") Room 4.84m x 3.89m (15'11" x 12'9") Store Bedroom Utility Hall Entrance 2.60m x 2.62m (8'6" x 8'7") Room Hall .57m x 2.92m (5'2" x 9'7") Dining Room 3.36m x 1.83m (11' x 6')

Total area: approx. 94.6 sq. metres (1018.6 sq. feet)

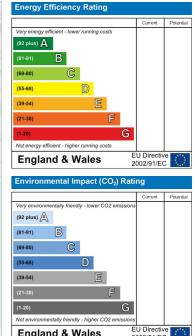
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Property marketing provided by www.fotomarketing.co.uk

Area Map

PASSMORES (92 plus) A TYE GREEN В A1169 41769 A1169 A1169 Paringdon Ro STEWARDS SUMNERS Parndon Wood (92 plus) 🔼 Nature Reserve (81-91) B KINGSMOOR (39-54) **England & Wales** Map data ©2025

Energy Efficiency Graph



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