



**Sycamore Field, Harlow CM19 5RU**

**welcome to**

**Sycamore Field, Harlow**

A well-presented two-bedroom first-floor maisonette situated in the popular residential area of Sycamore Field, Harlow, CM19, offering convenient access to local amenities, schools, and transport links.



## - Accommodation Overview –

### Lounge/Kitchen/Diner

Window to front aspect, window to rear aspect, wood effect floor and radiator.

Fitted wall and base kitchen units with work surfaces over, sink with drainer unit, integrated gas hob and electric oven, breakfast bar, part tiled and space for fridge/freezer.

### Utility Room

Gas boiler, plumbing for washing machine and fitted work tops.

### Bedroom 1

Two windows to the front aspect, wood effect floor and radiator.

### Bedroom 2

Window to rear aspect, wood effect floor and radiator.

### Bathroom

Window to rear aspect, bath with shower over, wc, vanity wash basin unit, tiled floor and radiator.

## - Exterior –

### Rear Garden

Fence enclosing low maintenance garden.



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welcome to

## Sycamore Field, Harlow

- Two bedrooms
- First floor position
- Ideal first time buy
- Access to shops and schools
- Private garden

Tenure: Leasehold EPC Rating: C

Council Tax Band: B Service Charge: 923.00

Ground Rent: 10.00

This is a Leasehold property with details as follows; Term of Lease 125 years from 26 Jun 1989. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

offers over

**£220,000**



Total floor area 71.8 m<sup>2</sup> (773 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 approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspector(s). Powered by www.propertybox.io

  
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Please note the marker reflects the postcode not the actual property



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Property Ref:  
HLO104784 - 0005

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William H Brown is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.

  
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