

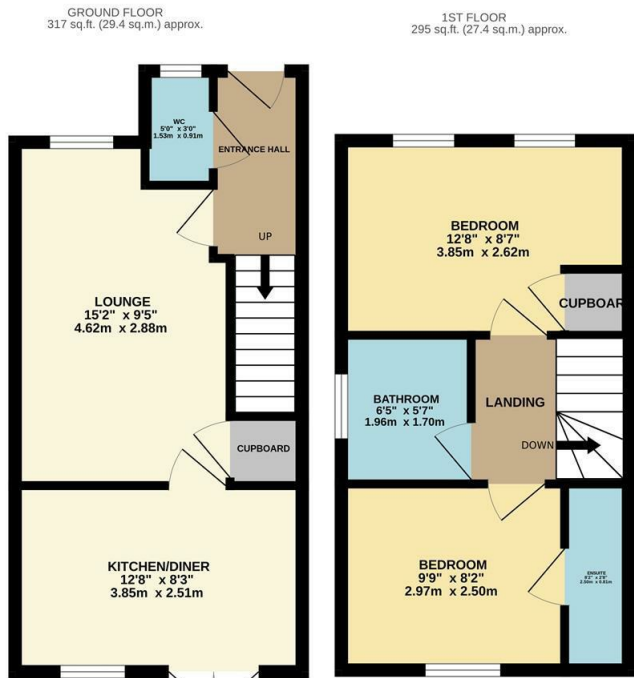


Juniper Road, Old Harlow, CM17 0FU
£360,000



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Located in the desirable development of Gilden Park, Old Harlow is this two double bedroom semi detached family home, with a driveway for two cars. On the ground floor there is an entrance hallway leading to a lounge, a modern kitchen/diner with a range of fitted wall and base units and a cloakroom/WC. Upstairs there are two double bedrooms, with an en-suite shower room to the master and a family bathroom with a white three piece suite. Outside, the west facing rear garden is mainly laid to lawn with a patio area and side access leading out to the parking for two cars. Juniper Road is located just off Aspen Way, within easy access of local shops, schools, open fields and the new M11 junction 7A. Harlow Mill Train Station is within walking distance and Stansted Airport is within 20 minute drive. Please note there is an estate charge with this property.



JRREYLANDJOHNSON
TOTAL FLOOR AREA - 612 sq.ft. (56.8 sq.m.) approx.
Whilst every attempt has been made to ensure the accuracy of the floorplan contained herein, 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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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		97
(81-91) B		83
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		
England & Wales	EU Directive 2002/91/EC	

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 firms employment has the authority to make or give any representation or warranty in respect of the property.