





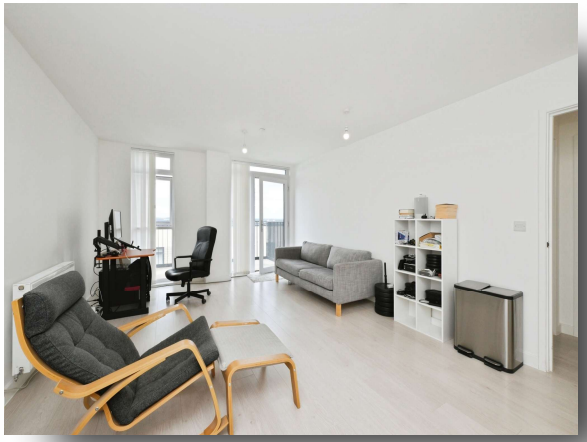
Magnolia House Wych Elm,Harlow CM20 1FW

william h brown

welcome to

Magnolia House Wych Elm, Harlow

Offered to the market chain free, this beautifully presented one bedroom apartment is situated within the popular Magnolia House development and benefits from a private balcony, providing an ideal space to relax and unwind.

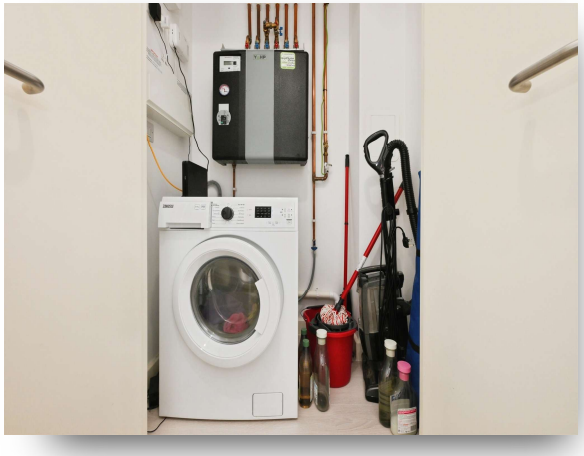












-Accommodation Overview-
Entrance Hall
storage cupboard, doors to all rooms

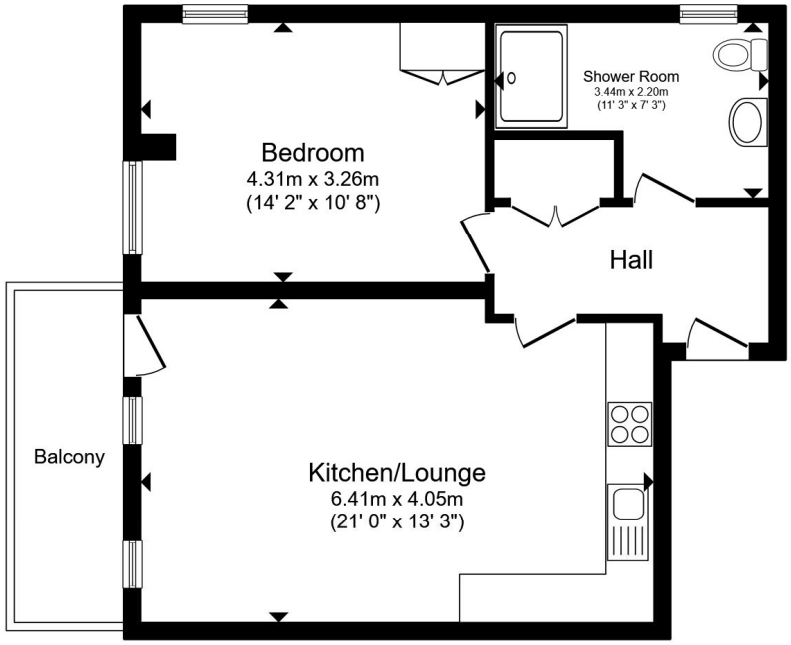
Open Plan Kitchen / Lounge
Fitted kitchen with work surface over, built in dishwasher, fridge freezer and oven, hob and hood , sink unit with drainer. Window to rear, door leading to balcony, radiator.

-Balcony-
Bedroom One
Two windows, carpet, radiator.

Shower Room
Walk in shower, wash hand basin, obscure window.

-Exterior-
Parking:
There is underground parking available to rent via Zone Property Management - £125 Per Month. Please ask agent for more details.

Communal Garden
Access to communal gardens.



Total floor area 53.9 m² (580 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 inspection(s). Powered by www.propertybox.io

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welcome to

Magnolia House Wych Elm, Harlow

- One bedroom
- Private balcony & Access To Communal Garden
- Access to Harlow Town station
- Well presented throughout
- Modern fitted kitchen

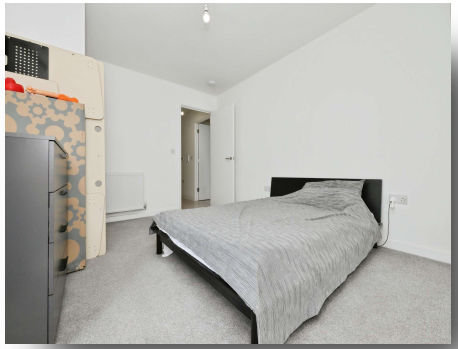
Tenure: Leasehold EPC Rating: B
Council Tax Band: B Service Charge: 1980.00
Ground Rent: Ask Agent

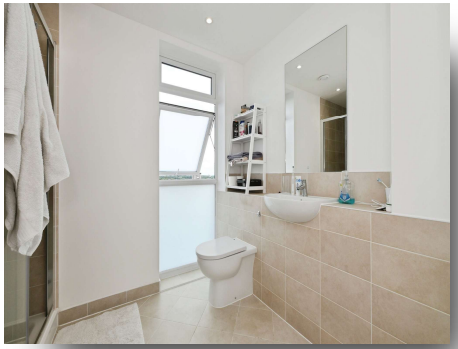
This is a Leasehold property with details as follows; Term of Lease 250 years from 01 Dec 2021. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

offers over

£200,000









Please note the marker reflects the postcode not the actual property

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The Property Ombudsman

Property Ref:
HLO105707 - 0004

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

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