



## The Gowers, Harlow, CM20 2JP

GUIDE PRICE £375,000 - £400,000!

Rarely available in this highly desirable location a three bedroom semi-detached family home. The owners of this property have loved living in The Gowers having owned the property since the early 1960's. Mark Hall North itself is one of the most popular parts of the town with many a green open space. Mark Hall Park is on the doorstep and nearby local shops.

The property itself is offered with no onward chain. It is located in an off road position nicely overlooking its front lawn and a good sized rear garden. Inside it enjoys two reception rooms, kitchen, side lobby, storage sheds, downstairs/outside WC. On the first floor, three bedrooms, family bathroom and separate toilet. As previously mentioned, the property is set in an off road location parking therefore is on the street.

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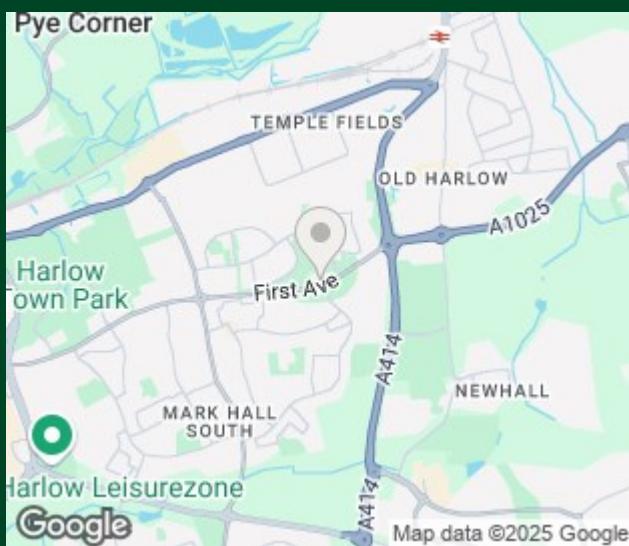
- High Desirable Location
- Offered with No Onward Chain
- Downstairs/Outside WC
- On Road Parking Only
- Three Bedroom Semi-Detached Family Home
- Two Reception Rooms
- Close to Mark Hall Park







# Floor Plan



## Council Tax Details

Harlow Council Band: D

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus)	A		87
(81-91)	B		
(69-80)	C		
(55-68)	D		
(39-54)	E		57
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

Environmental Impact (CO <sub>2</sub> ) Rating		Current	Potential
Very environmentally friendly - lower CO <sub>2</sub> 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 <sub>2</sub> 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 firm's employment has the authority to make or give any representation or warranty in respect of the property.

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