



Rundells, Harlow, CM18 7HJ  
£1,600 Per Month



# Rundells, Harlow, CM18 7HJ

A well presented and recently decorated three bedroom family home, available NOW on an unfurnished basis. The property has generous accommodation which comprises of an entrance hall, kitchen/breakfast room which has a range of fitted wall and base units, 'L Shape' lounge with feature fireplace and a large conservatory which overlooks the rear garden. The first floor has a family bathroom and and three bedrooms, other benefits include a ground floor W.C, south facing garden and plenty of storage.



TOTAL FLOOR AREA: 979 sq.ft. (91.0 sq.m.) approx.  
 Whilst every attempt has been made to ensure the accuracy of the floorplan contained herein, measurements of doors, windows, corridors and any other items are approximate and no responsibility is taken for any error or omission in this statement. This plan is for illustrative purposes only and should be checked 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.  
 Made with Metroplan 11/02/11



Energy Efficiency Rating			Environmental Impact (CO <sub>2</sub> ) Rating		
Current	Potential		Current	Potential	
Very energy efficient - lower running costs			Very environmentally friendly - lower CO <sub>2</sub> emissions		
(92 plus) <b>A</b>			(92 plus) <b>A</b>		
(81-91) <b>B</b>			(81-91) <b>B</b>		
(69-80) <b>C</b>			(69-80) <b>C</b>		
(55-68) <b>D</b>			(55-68) <b>D</b>		
(39-54) <b>E</b>			(39-54) <b>E</b>		
(21-38) <b>F</b>			(21-38) <b>F</b>		
(1-20) <b>G</b>			(1-20) <b>G</b>		
		<b>65</b>			<b>82</b>
Not energy efficient - higher running costs			Not environmentally friendly - higher CO <sub>2</sub> emissions		
England & Wales			England & Wales		
EU Directive 2002/91/EC			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.

T. 01279 216216 E. info@rjestateagents.co.uk

1 Acorn Mews, Harlow, Essex, CM18 6NA www.rjestateagents.co.uk