

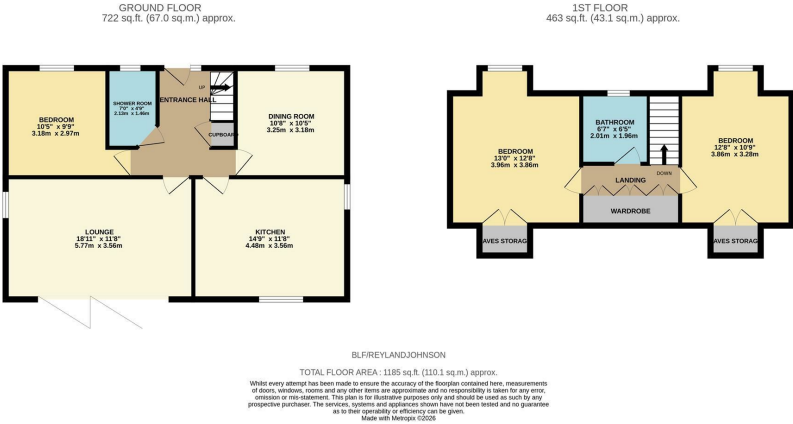


Brook Lane Field, Harlow, CM18 7AT
£550,000



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An immaculately presented three bedroom detached chalet bungalow with driveway for 2/3 vehicles. The ground floor comprises an entrance hall leading to a stunning kitchen/breakfast room with a range of fitted wall & base level units, lounge with bi-folding doors, dining room, ground floor bedroom and a modern shower room. The first floor offers two double bedrooms with a stunning bathroom offering a modern white suite. Outside the south facing rear garden offers patio and AstroTurf lawn areas with the added benefit of side access. Other benefits include EV charging point and ample parking in the cul-de-sac. Brook Lane Field is located just off of Southern Way just a short walk to Latton Common and Passmores Academy Secondary School. Junction 7 of the M11 motorway is just a short drive away via the A414.



Energy Efficiency Rating			Environmental Impact (CO ₂) Rating		
	Current	Potential		Current	Potential
Very energy efficient - lower running costs			Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A		94	(92 plus) A		
(81-91) B	85		(81-91) B		
(69-80) C			(69-80) C		
(55-68) D			(55-68) D		
(39-54) E			(39-54) E		
(21-38) F			(21-38) F		
(1-20) G			(1-20) G		
Not energy efficient - higher running costs			Not environmentally friendly - higher CO ₂ emissions		
England & Wales			England & Wales		
EU Directive 2002/91/EC			EU Directive 2002/91/EC		

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