



Aynsley Gardens, Harlow, CM17 9PE
£190,000

1 1 1 D

A set of four white icons on a dark blue background. From left to right: a bed icon with the number '1' next to it, a bathtub icon with the number '1' next to it, a sofa icon with the number '1' next to it, and a double garage icon with a lightbulb symbol above it and the letter 'D' next to it.

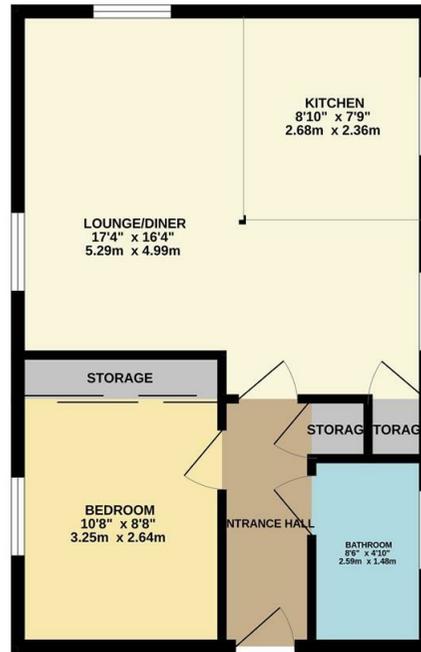
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Located in a quiet cul-de-sac in the highly popular Church Langley development is this immaculate one double bedroom, first floor apartment with open plan living space including a modern kitchen with a range of wall and base units, and a well presented three piece bathroom suite. Outside there is a communal garden, shared by only a couple of neighbours and allocated parking. Aynsley Gardens is located just off Chamberlain Close, within walking distance of excellent local schools, shops and open fields, with the M11 close by too.

Lease Remaining: 966 years. Service Charge: £2647 per year. Ground Rent: £50 per year.



GROUND FLOOR
465 sq.ft. (43.2 sq.m.) approx.



TOTAL FLOOR AREA: 465 sq.ft. (43.2 sq.m.) approx.
While every attempt has been made to ensure the accuracy of the floorplan contained here, 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		
(81-91) B		
(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 firm's employment has the authority to make or give any representation or warranty in respect of the property.

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