

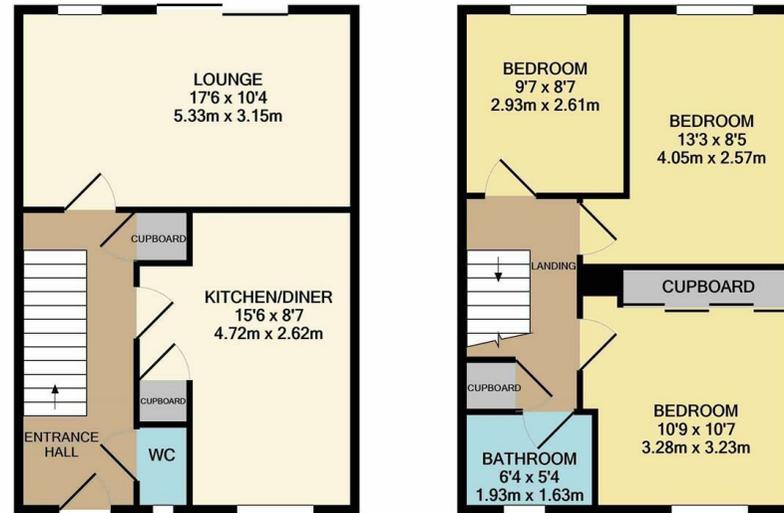


Guilfords, Old Harlow, CM17 0HZ
£1,500 Per Month

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Guilfords, Old Harlow, CM17 0HZ

A three bedroom end of terrace house available at the end of April 2023 on an unfurnished basis. The property comprises an entrance hall with cloakroom/WC leading to a kitchen/diner with a range of fitted wall & base level units, lounge, landing, three bedrooms and a family bathroom with a white three piece-suite. Outside the rear garden is southerly facing and is laid to lawn with a rear access. Guilfords is located in Old Harlow with a selection of local shops and schools nearby.



GROUND FLOOR
 APPROX. FLOOR AREA 452 SQ.FT. (41.9 SQ.M.)

1ST FLOOR
 APPROX. FLOOR AREA 448 SQ.FT. (41.7 SQ.M.)

REYLANDJOHNSON/GF
 TOTAL APPROX. FLOOR AREA 900 SQ.FT. (83.6 SQ.M.)

Whilst every attempt has been made to ensure the accuracy of the floor plan 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		87
(69-80) C		73
(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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