

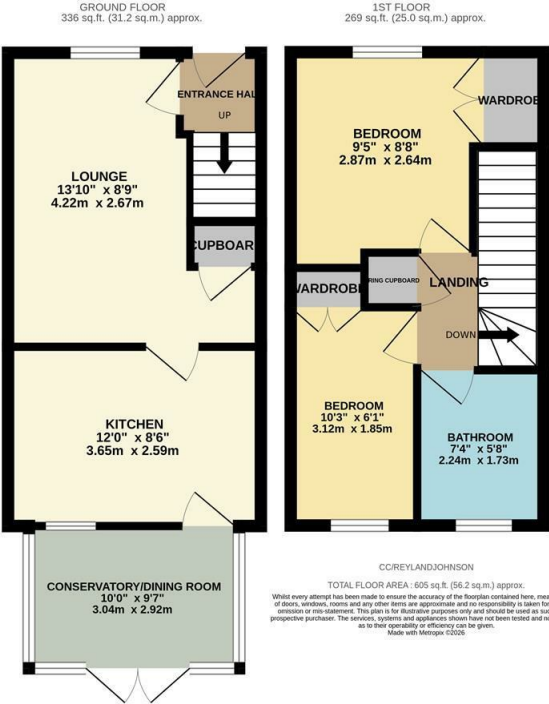


Coalport Close, Harlow, CM17 9RB
£325,000

2 1 1 C

Coalport Close, Harlow, CM17 9RB

Located in the desirable cul-de-sac of Coalport Close and offered with NO CHAIN is this two bedroom terraced family home with a conservatory and an allocated parking space. On the ground floor there is an entrance hallway leading to a lounge, kitchen with a range of fitted wall and base units and a conservatory, whilst upstairs there are two bedrooms with fitted wardrobes and a family bathroom with a white three piece suite. Outside, the south facing rear garden is mainly patio and low maintenance with side access, with the allocated parking to the front. Coalport Close is located just off Kiln Lane, with local schools, shops and open fields within walking distance. This property can be reserved exclusively - fees apply.



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 firms employment has the authority to make or give any representation or warranty in respect of the property.