



Moorfield, Harlow, CM18 7QG  
Offers Over £270,000

2 1 1 D

A set of white icons representing property features: a bed icon, a bathtub icon, a sofa icon, and a lightbulb icon with a 'D' next to it, indicating a driveway.

# Moorfield, Harlow, CM18 7QG

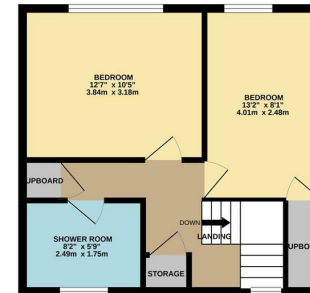
A two bedroom terraced house with rear views over looking woodland. The property comprises an entrance hall leading to a lounge, kitchen/diner with a range of fitted wall & base level units, landing, two double bedrooms and a shower room with a white suite with separate shower cubicle. Outside the rear garden is laid to lawn with a patio area. Moorfield is a popular area located close to Staple Tye with local shops and schools nearby.



GROUND FLOOR  
414 sq.ft. (38.4 sq.m.) approx.



1ST FLOOR  
399 sq.ft. (37.0 sq.m.) approx.



REYLAND:JOHNSON:MF

TOTAL FLOOR AREA: 812 sq.ft. (75.5 sq.m.) approx.

Whilst 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 intended system and specifications shown have not been tested and no guarantee is given as to their operation or efficiency can be given. Made with Metropix i2022.



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

Environmental Impact (CO <sub>2</sub> ) Rating		Current	Potential
Very environmentally friendly - lower CO <sub>2</sub> 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 <sub>2</sub> 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.

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

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