



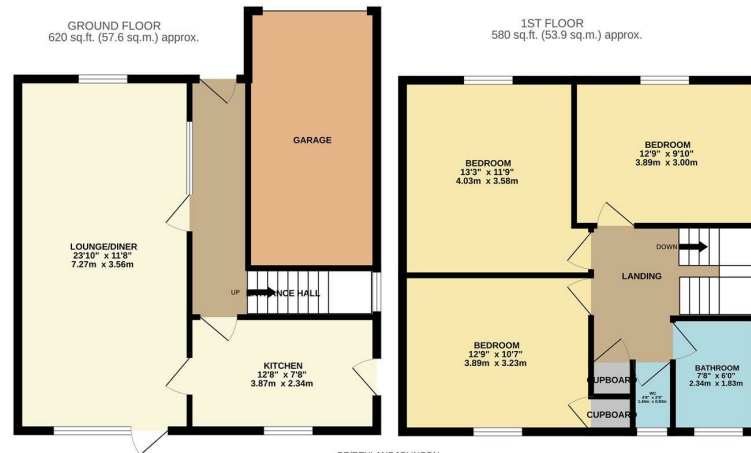
Greygoose Park, Harlow, CM19 4JW
Guide Price £475,000

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Greygoose Park, Harlow, CM19 4JW

****Guide Price £475,000 to £500,000****

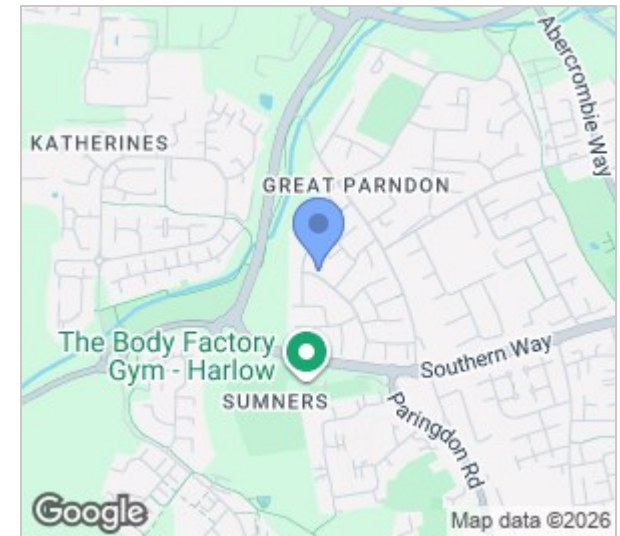
Located in the highly popular turning of Greygoose Park is this three double bedroom detached family home with a garage and driveway. Inside, there is an entrance hallway leading to a large lounge/diner and a kitchen with a range of fitted wall and base units, whilst upstairs there are three large double bedrooms and a family bathroom with a separate WC. Outside the rear garden is mainly laid to lawn with a large patio area, summer house and access on both sides of the property, plus the front garden, driveway and garage. Greygoose Park is located in the desirable area of Harlow know as "The Parks", with local schools, shops and open fields within walking distance.



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TOTAL FLOOR AREA: 1200 sq.ft. (111.5 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 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		
	69	76
England & Wales	EU Directive 2002/91/EC	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	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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