



Arkwrights, Harlow, CM20 3LX
£425,000



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Offered for sale with no onward chain is this extended three bedroom terraced house with driveway for two vehicles. The property comprises an entrance hall leading to a lounge/diner, kitchen with a range of fitted wall & base level units with work-surface areas, large conservatory, landing, three bedrooms and a family bathroom with a white three piece-suite. Outside the low maintenance rear garden is southerly facing and offers a decking area and raised pond. Arkwrights is a popular area located close to The Stow which offers a range of local shops, schools and playing fields nearby. Chain Free.



REYLANDJOHNSON/AW
TOTAL FLOOR AREA: 1023 sq.ft. (95.0 sq.m.) approx.
While every attempt has been made to ensure the accuracy of the floorplans contained herein, 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 operation or efficiency can be given.
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Energy Efficiency Rating			Environmental Impact (CO ₂) Rating		
	Current	Potential		Current	Potential
Very energy efficient - lower running costs			Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A			(82 plus) A		
(81-91) B			(81-91) B		
(69-80) C			(69-80) C		
(55-68) D			(55-68) D		
(39-54) E			(39-54) E		
(21-38) F			(21-38) F		
(1-20) G			(1-20) G		
Not energy efficient - higher running costs			Not environmentally friendly - higher CO ₂ emissions		
England & Wales	EU Directive 2002/91/EC		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.