

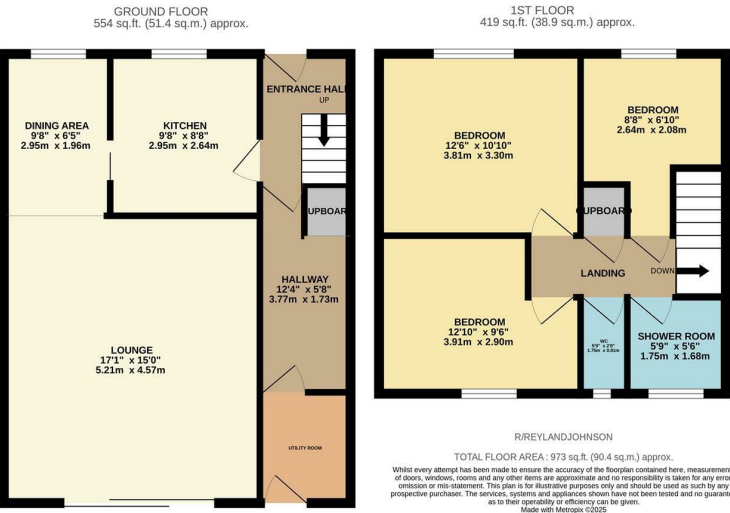


Rundells, CM18 7HF, Harlow, CM18 7HF
£325,000



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Offered with NO CHAIN is this extended three bedroom terraced family home in the always popular area for families, Rundells. As you enter there is a hallway leading to a kitchen with a range of fitted wall and base units, a dining room which opens onto the large lounge, plus storage and a utility area. On the first floor are three bedrooms with fitted wardrobes and a modern shower room with separate WC. Outside the south facing rear garden is mainly laid to lawn with a patio area, brick built shed and rear access. Rundells is located just off Commonsides Road, within walking distance of excellent local schools, shops, Latton Common and the M11 is close by.



| Energy Efficiency Rating | | | Environmental Impact (CO ₂) Rating | | |
|---|-------------------------|-----------|---|-------------------------|-----------|
| Very energy efficient - lower running costs | Current | Potential | Very environmentally friendly - lower CO ₂ emissions | Current | Potential |
| (92 plus) A | | | (92 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.