



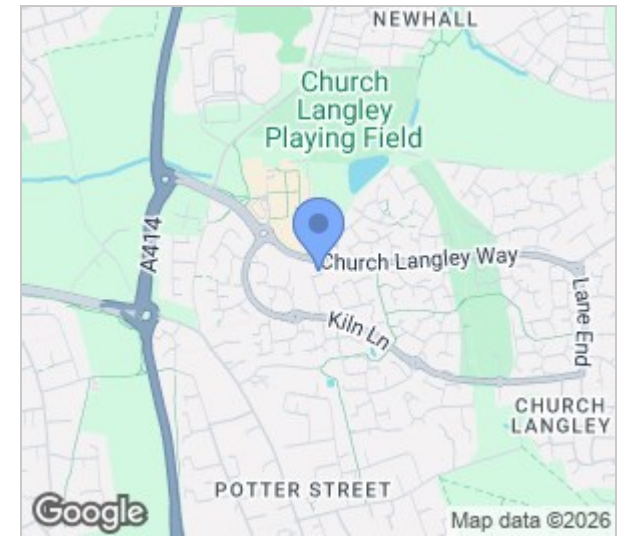
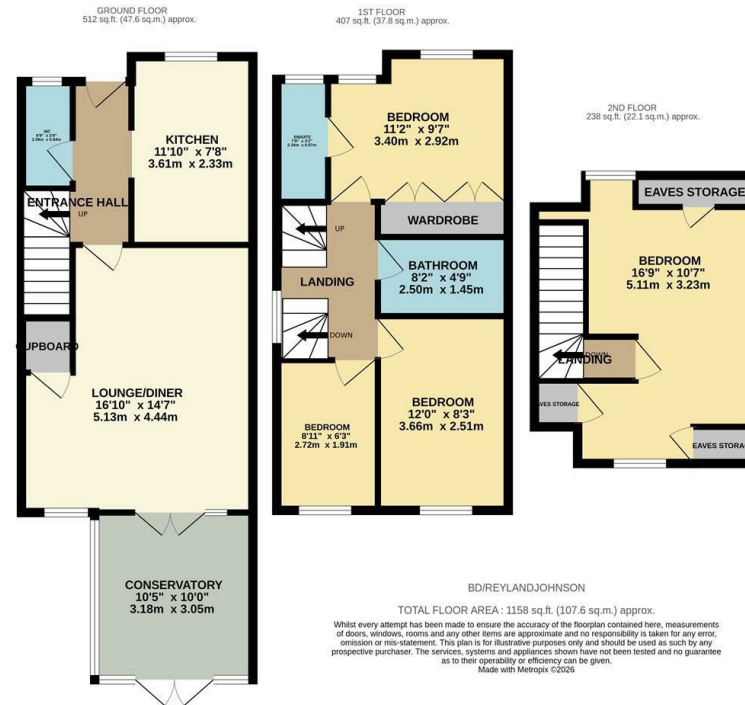
Bentley Drive, Harlow, CM17 9PA
Guide Price £425,000

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Bentley Drive, Harlow, CM17 9PA

****Guide Price £425,000 to £450,000****

Located in a quiet cul-de-sac is this well presented four bedroom semi detached family home, with allocated parking and a loft conversion. On the ground floor there is an open plan lounge/diner, a modern kitchen with a range of fitted wall and base units, a recently built conservatory and a cloakroom/WC. Upstairs there are three bedrooms with an en-suite and fitted wardrobes to the master, whilst on the entire top floor is a further bedroom with fitted wardrobes and eaves storage. Bentley Drive is located just off Kiln Lane, within walking distance of excellent local schools, shops and open fields.



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		86
(69-80) C		
(55-68) D	63	
(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 firm's employment has the authority to make or give any representation or warranty in respect of the property.

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