



Brays Mead, Harlow, CM18 6PB
Guide Price £400,000

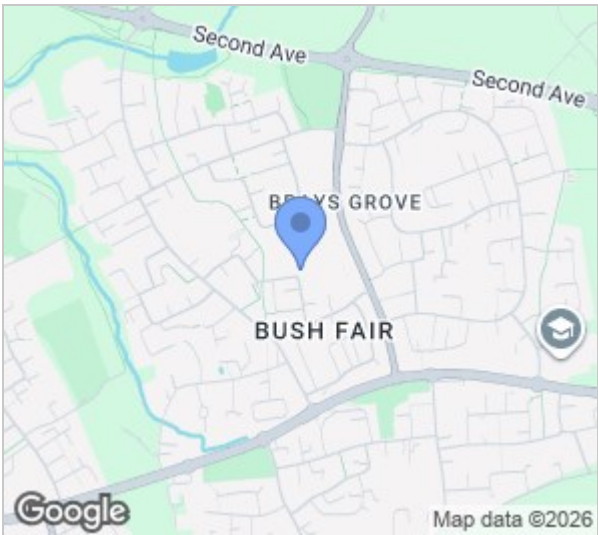
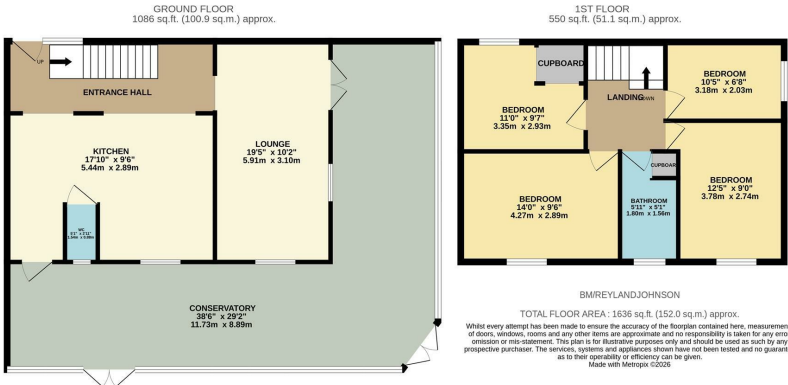


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Guide Price £400,000 to £425,000

Offered with NO CHAIN is this four bedroom family home, with a huge 38ft x 29ft conservatory and large corner plot garden. On the ground floor there is an entrance hallway which opens onto the modern kitchen with a range of fitted wall and base units plus an island, a lounge, the huge wrap around conservatory and a cloakroom/WC, whilst upstairs there are four bedrooms and a family bathroom with a white three piece suite. Outside, the large rear garden is mainly laid to lawn, with a fenced off pond, a patio area, outbuildings and a shed, with a small green to the front. Brays mead is located in the popular Bush Fair area of Harlow, with excellent local schools, shops and public transport within walking distance, plus the property backs onto a field, with the Bush Fair splash park and tennis courts.

This property can be reserved exclusively - fees apply.



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			(92 plus) A		
(81-91) B		85	(81-91) B		
(69-80) C			(69-80) C		
(55-68) D	68		(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			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 firms employment has the authority to make or give any representation or warranty in respect of the property.

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