



11 Cock Green, Harlow, CM19 4HW Guide price £450,000

Guide Price £450,000- £475,000.

Fortune and Coates are excited to offer to the market this rarely available three bedroom semi detached family home situated in the highly sought after location of Cock Green, Harlow.

This home is well presented throughout and has been lovingly looked after by the current owners.

You enter via the porch into the entrance hallway with cloakroom.W.C. The spacious and bright lounge has a comfortable feel with fireplace and french doors that lead to the rear garden. The kitchen offers a range of wall and base units, integrated appliances and plenty of storage space and door that leads through to the separate dining room and the sunny garden room/conservatory is accessed via the kitchen with views of the garden. Lounge

Dining Room

Kitchen

Conservatory

Bedroom

Bedroom

Bedroom

AGENT NOTE: The information provided about this property does not constitute or form part of an

offer or contract, nor may be it be regarded as representations. All interested parties must verify

accuracy and your solicitor must verify tenure/lease information, fixtures & fittings and, where the

property has been extended/converted, planning/building regulation consents. All dimensions are

approximate and quoted for guidance only as are floor plans which are not to scale and their

accuracy cannot be confirmed. Reference to appliances and/or services does not imply that they are

necessarily in working order or fit for the purpose



Total area: approx. 123.7 sq. metres (1331.4 sq. feet) THE FLOORPLAN IS FOR ILLUSTRATIVE PURPOSES ONLY AND IS NOT TO SCALE. Measurements and features are approximate and may differ from the actual property. Verify all details independently: no liability is accepted for errors or omissions.

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A1025 HARE STREET **Energy Efficiency Ratin** Elizabeth (92 plus) A A1025 85 В 74 Third Ave Abel crombie Way (55-68 (39-54) (21-38 G Not energy efficient - higher running costs KATHERINES England & Wales EU Directive 2002/91/EC GREAT PARNDON Environmental Impact (CO₂) Rating PASSMORES lower CO2 er (92 plus) 🖄 (81-91) TYE GREEN (69-80) A1169 A1169 A1169 (55-6) Paringdon Pd (39-54) Water Ln SUMNERS Google EU Directive 2002/91/EC England & Wales Map data @2025

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.

Area Map

Energy Efficiency Graph