FORTUNE & COATES

The People's Estate Agent

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49 Sakins Croft, Harlow, CM18 7BW

Offers in excess of £475,000

Fortune & Coates are delighted to welcome to the market this spacious and well-presented three-bedroom semi-detached family home situated in Sakins Croft, Harlow.

Upon entering, you are welcomed into a bright entrance porch leading through to the generous living room. Flooded with natural light from the large bay window, this spacious reception room provides an ideal setting for both relaxing and entertaining, with stairs leading to the first floor.

To the rear, the property opens into a well-designed kitchen and dining area, creating the heart of the home. The modern fitted kitchen comprises a range of sleek white wall and base units, complemented by wooden worktops, a tiled splash back, an integrated oven and generous cupboard and preparation space, providing a practical layout for everyday family living. The adjoining dining area comfortably accommodates a family dining table and enjoys direct access to the conservatory, creating an

Fortune & Coates, Unit 16, Greenway Business Centr Harlow, Essex, CM19 5QE
Tel: 01279 797376 Email: Sales@fortuneandcoates.co.uk

Living room 18'7" x 11'9" (5.68 x 3.59)

Kitchen 9'11" x 11'3" (3.04 x 3.43)

Dining area 8'3" x 11'3" (2.54 x 3.43)

Conservatory 14'5" x 8'4" (4.40 x 2.56)

Utility 9'0" x 5'7" (2.76 x 1.72)

Bedroom 10'4" x 11'9" (3.17 x 3.59)

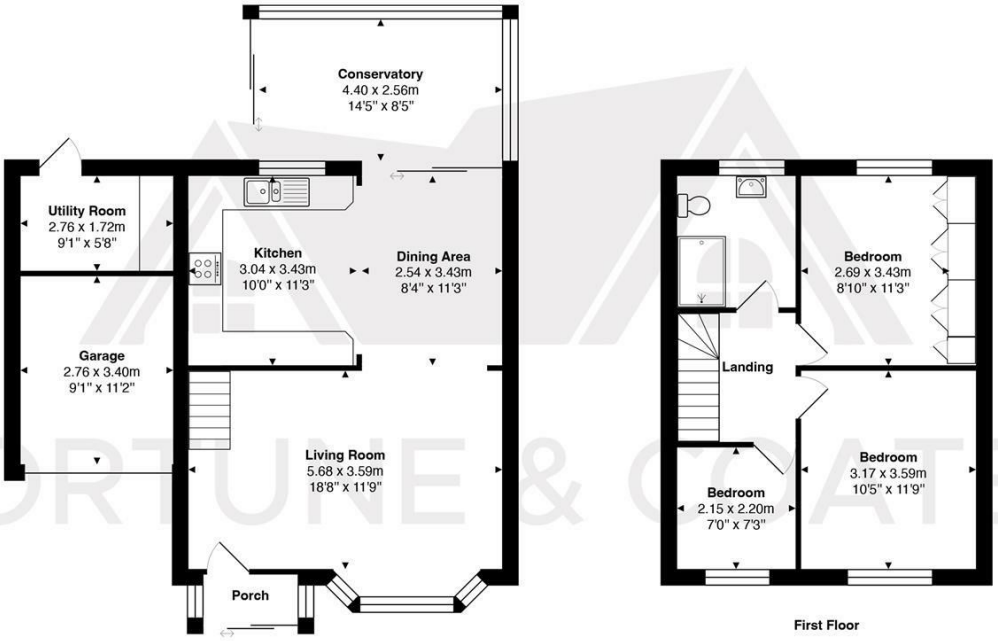
Bedroom 8'9" x 11'3" (2.69 x 3.43)

Bedroom 7'0" x 7'2" (2.15 x 2.20)

Garage 9'0" x 11'1" (2.76 x 3.40)

AGENT NOTE: The information provided about this property does not constitute or form part of an offer or contract, nor may 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.

Floor Plan

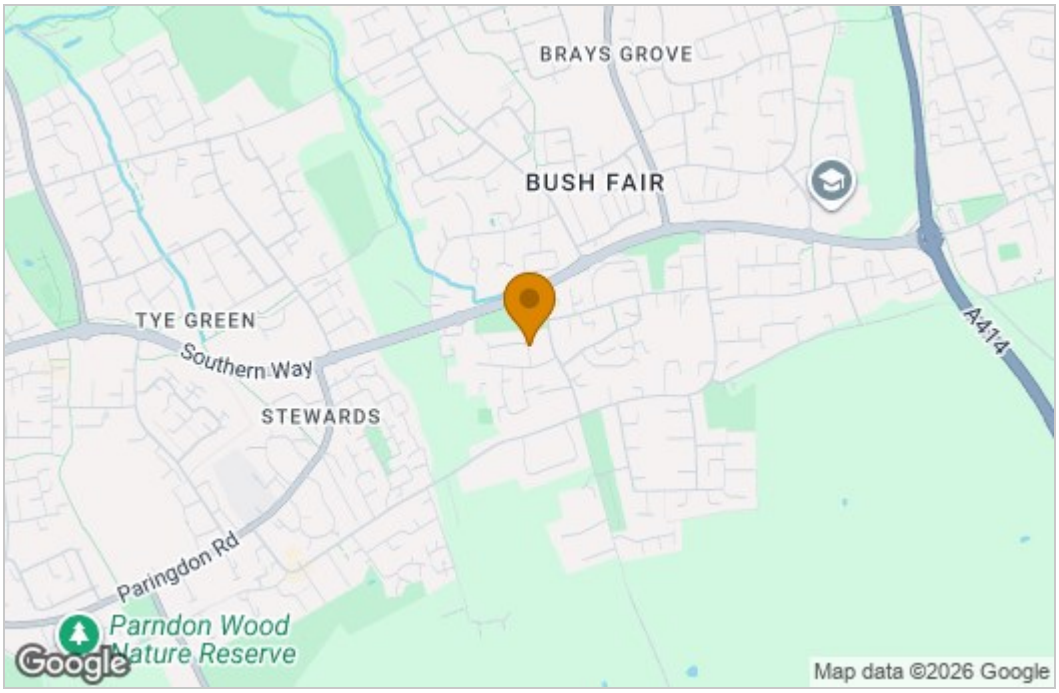


Total Area: approx. 109.9 m² ... 1183 ft²

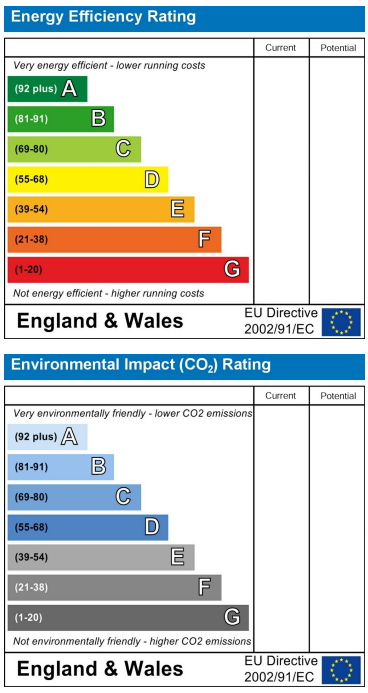
THE FLOORPLAN IS FOR ILLUSTRATIVE PURPOSES ONLY AND IS NOT TO SCALE.
Measurements and features are approximate and may differ from the actual property. Verify all details independently; no liability is accepted for errors or omissions.

Property marketing provided by www.fotomarketing.co.uk

Area Map



Energy Efficiency Graph



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