



**FORTUNE & COATES**

The People's Estate Agent

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## 86 Ram Gorse, Harlow, CM20 1PZ

**Offers in excess of £500,000**

Fortune and Coates are delighted to offer to the market this three bedroom semi-detached family home with double length garage situated in the popular and convenient location of Ram Gorse, Harlow.

The home is well presented throughout and comprises inviting entrance hallway with cloakroom/W.C, bright and spacious lounge/diner with patio doors that lead out to the rear garden, modern kitchen with range of wall and base units and some integrated appliances.

Upstairs offers three well proportioned bedrooms and family shower room. Outside, the lovely rear garden is approximately 100 feet in length with a sizable patio and lawned area which backs on to woodland and hosts an outbuilding/office complete with power. To the front is a double stretch garage and driveway for one vehicle.

This is a lovely home and recommend an early viewing.

Lounge/Diner 21'3" x 10'11" (6.48 x 3.35)

Kitchen 7'11" x 9'6" (2.42 x 2.91)

Cloakroom W.C.

Bedroom 9'8" x 12'10" max (2.95 x 3.92 max)

Bedroom 11'3" x 10'11" (3.43 x 3.35)

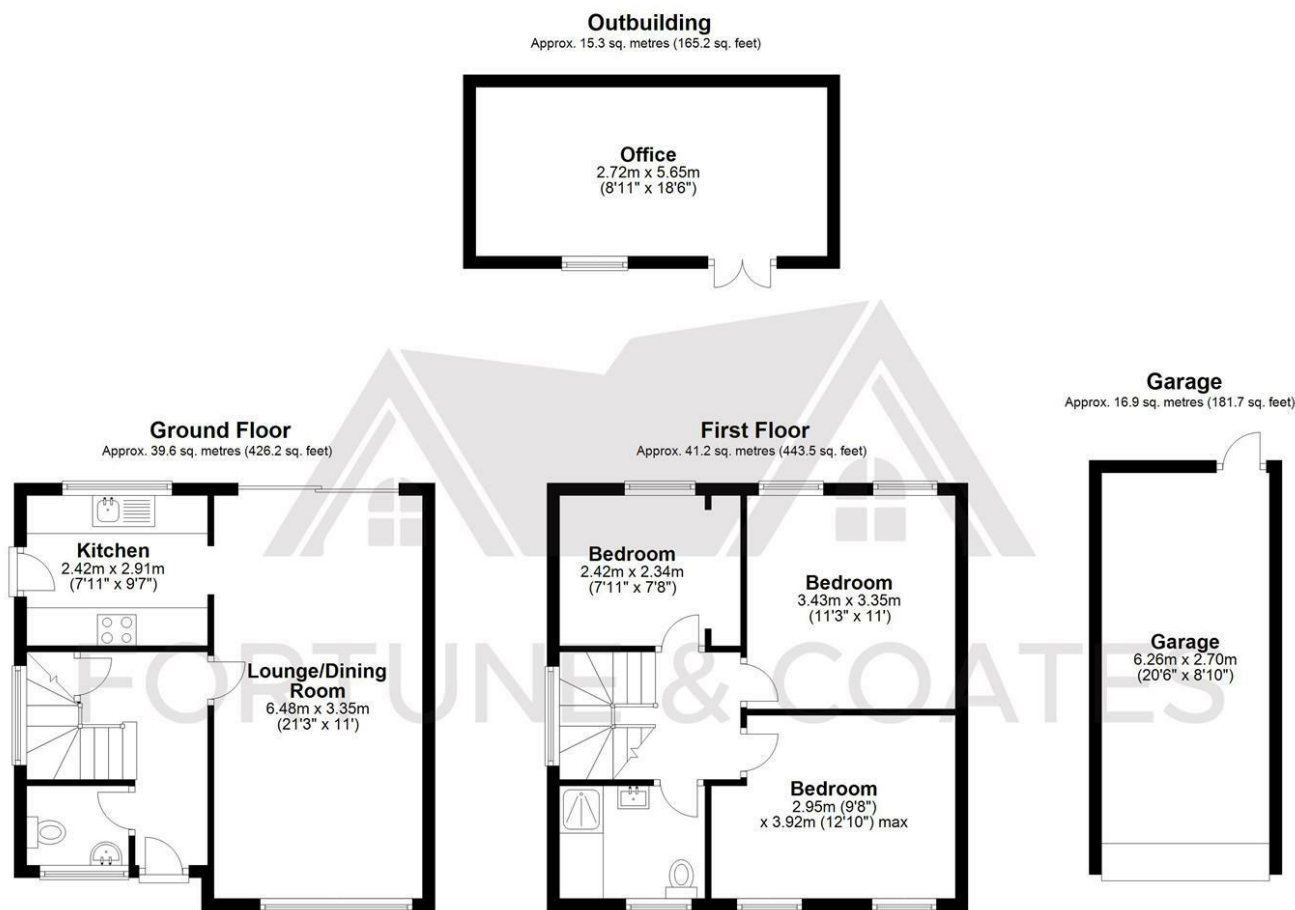
Bedroom 7'11" x 7'8" (2.42 x 2.34)

Garage 20'6" x 8'10" (6.26 x 2.7)

Outbuilding/office 8'11" x 18'6" (2.72 x 5.65)

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Floor Plan



Total area: approx. 113.0 sq. metres (1216.6 sq. feet)

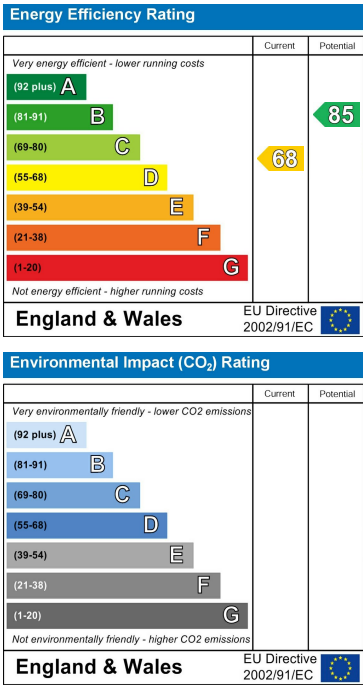
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Area Map



Energy Efficiency Graph



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