Park Court | Harlow | CM20 2PY

Asking Price £235,000

clarknewman

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A LARGE TWO DOUBLE BEDROOM FIRST FLOOR benefitting from Garage En-Bloc. The property comprises of a spacious entrance hall, modern fitted kitchen with a range of wall and base units, large lounge with access onto private balcony, two good sized double bedrooms and recently fitted bathroom suite. Other features include a long lease of 935 years remaining and no onward chain. Viewings highly advised.

- Two Double Bedrooms
- Garage En Bloc
- Council Tax Band: B
- Large First Floor Flat
- No Onward Chain
- EPC Rating: C

Parking & Garage
Ample parking with permit and Garage En Bloc owned to the flat.

Entrance
Front door, spacious entrance hall and storage cupboard. Internal doors to Kitchen and Lounge.

Kitchen
Fitted kitchen with a range of wall and base units featuring space for freestanding oven and hob, fridge freezer and plumbing for washing machine. Sink and drainer and UPVC double glazed window to front.

Lounge
Large lounge with UPVC double glazed window and door leading to private balcony, radiator to wall and internal door to hallway.

Hallway
Internal doors to double bedrooms and bathroom. Storage cupboard.

Bedroom One
Large double bedroom with UPVC double glazed windows allowing plenty of natural light, radiator to wall and alcove for wardrobe.

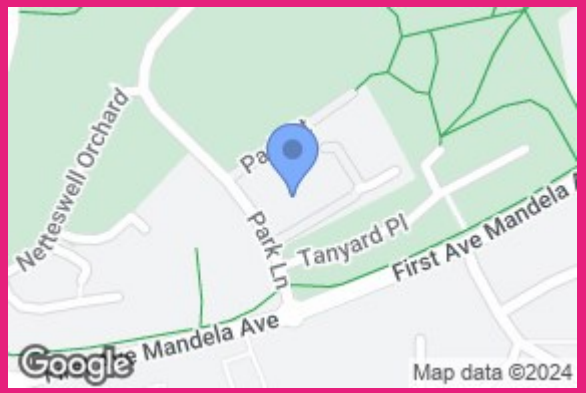
Bedroom Two
Double bedroom with floor to ceiling fitted wardrobes (housing combination boiler), UPVC double glazed window, radiator to wall and storage cupboard.

Bathroom
Luxury fitted fully tiled bathroom suite benefitting from bath with shower, vanity sink and toilet. Extractor fan and chrome heated towel rail.

Balcony
Private West facing balcony with ample seating space.

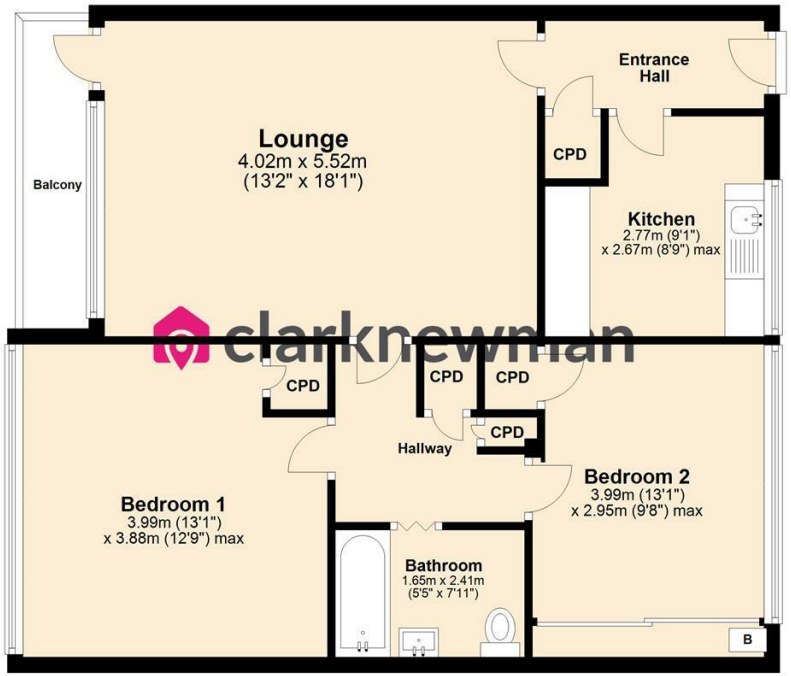
Lease Information
The below figures r yearhave been provided to us by the vendors:
Service Charge: £1,255 per year (includes Ground Rent).
Lease: 935 years remaining.

Local Area
Park Court is a private area and is ideally situated being only a short walk to Harlow Town Train Station (0.6 miles), Princess Alexandra Hospital (0.7 miles) and Harlow Town Centre (0.9 miles). There is also a good choice of schooling surrounding the property.



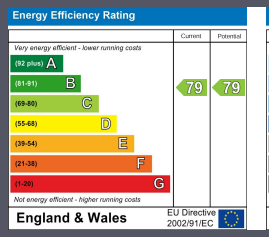
Floor Plan

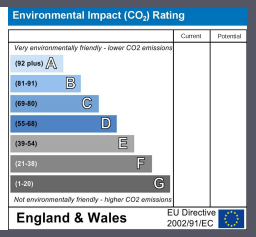
Approx. 71.7 sq. metres (771.8 sq. feet)



Total area: approx. 71.7 sq. metres (771.8 sq. feet)

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows and other iteams are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is only to intended as a guide to the layout of the property and is not designed to look exactly like the real property. Flooring, wall coverings and so on will not match the actual property.
Plan produced using PlanUp.





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