



Carters Mead | Harlow | CM17 9EU

Price Guide £370,000



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A WELL PRESENTED THREE BEDROOM MID TERRACE HOUSE with a large ground floor extension. The ground floor comprises of a spacious entrance hall, large lounge with open plan living to the dining area, a modern fitted kitchen with a range of wall and base units, utility area and cloakroom. The first floor offers two generously sized double bedrooms, a single bedroom, a luxury fitted family bathroom suite and separate toilet. The private rear garden benefits from decking and lawn with two large wooden sheds to rear. This property has been completely re-decorated throughout by the current vendors and viewings are highly recommended.

- Three Bedrooms
- Ground Floor Extension
- Council Tax Band: C
- Mid-Terrace House
- Dropped Kerb
- EPC Rating: TBC

#### Front

Dropped kerb to the front. UPVC double glazed window.

#### Entrance Hall

UPVC double glazed front door, internal door to utility area/cloakroom, kitchen and lounge. Stairs to first floor.





### Lounge

19'11 x 10'05 (6.07m x 3.18m)

An immaculately decorated large lounge with UPVC double glazed window to front, radiator to wall and open plan living to Dining Room.

### Dining Room

8'07 x 19'02 (2.62m x 5.84m)

A bright and airy Dining Room with ample entertaining space, impressive sky light, UPVC double glazed bi-folding doors to rear Garden and access to Kitchen.

### Kitchen

9'09 x 11'06 (2.97m x 3.51m)

A modern fitted kitchen with a range of wall and base units offering integral induction hob and gas oven, fridge freezer, butler sink and plumbing for dishwasher.

### Utility Area

5'06 5'02 (1.68m 1.57m)

Useful utility space with worktop and storage space. Plumbing for washing machine.

### Cloakroom

White toilet with integral sink, UPVC double glazed window and large storage cupboard.

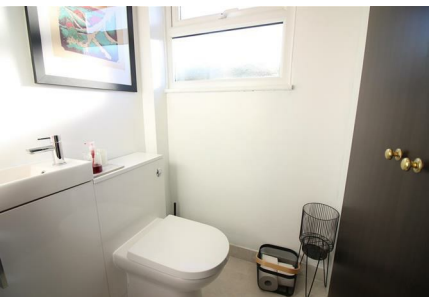
### Landing

Large landing with internal doors to bedrooms and family bathroom. Loft hatch (with fitted ladder).

### Bedroom One

11'11 x 11'06 (3.63m x 3.51m)

Double bedroom with UPVC double glazed window and radiator to wall. Large fitted wardrobes.





### Bedroom Two

11'06 x 11'05 (3.51m x 3.48m)

Double bedroom with UPVC double glazed window and radiator to wall. Large fitted wardrobes.

### Bedroom Three

7'08 x 7'09 (2.34m x 2.36m)

Generously sized single bedroom with UPVC double glazed window and radiator to wall. Storage cupboard.

### Bathroom

8'02 x 5'04 (2.49m x 1.63m)

A fully tiled luxury fitted bathroom suite featuring white freestanding bath, large walk in shower with thermostatic control, white vanity sink and heated towel rail. UPVC double glazed window and extractor fan.

### Toilet

White toilet and UPVC double glazed window.

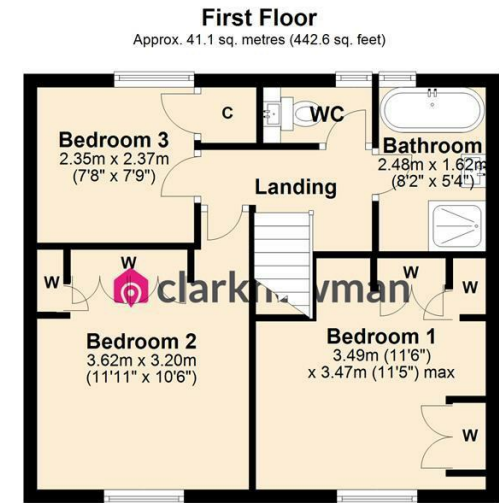
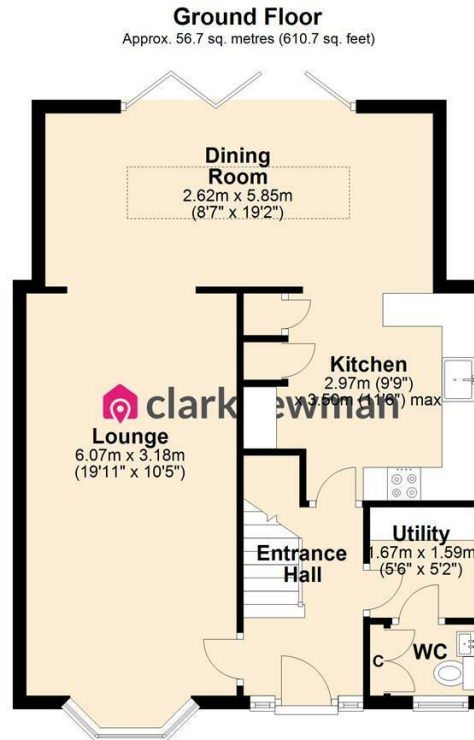
### Garden

A private rear Garden with large decking providing ample seating, lawn and large wooden sheds to rear.

### Local Area

Carters Mead is located in the popular area of Potter Street and is situated within close proximity to local amenities and schooling. Potter Street is located close to the Harlow M11 Junction.





Total area: approx. 97.9 sq. metres (1053.3 sq. feet)

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows and other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is only 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.

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus)	A		
(81-91)	B		
(69-80)	C		
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

Equity House  
4-6 Market Street  
Harlow  
Essex  
CM17 0AH  
01279 400444  
hello@clarknewman.co.uk