



Spruce Hill, Harlow

£375,000 Freehold

3 bedroom semi-detached house for sale

Description

****GUIDE PRICE £375,000 - £400,000****

Town and Country Herts & Essex are delighted to bring to market this CHAIN FREE "rare" 4 bedroom semi detached property in Spruce Hill, Harlow.

For those of you that do not know Harlow and in particular, this part of Harlow, Harlow has fantastic rail routes with two stations (Town & Mill) that both have direct routes to London Liverpool St, Stansted Airport, & Cambridge. The A414 runs through Harlow which gives it easy access to both the M11 (Harlow now has 2 junctions), and the A10.

The Town Centre is just a 5 min drive away where you will find a plethora of shops & eateries.

There is a fabulous Town Park which includes the wonderful Pets Corner.

Harlow Leisurezone is superb, and its facilities include an impressive swimming pool and gymnasium.

This particular property backs onto Latton Common which means lovely walks in the Essex countryside are just seconds away.

For those of you that commute to London by tube, Epping is just a 10 minute drive away. You are also just a 5 min drive away from the wonderful Lea Valley Parks that have glorious walks through countryside and/or along the banks of the rivers Lea & Stort.

It has good local schools and a medical centre, and is 2 mins from the local "Co-op"

The property itself is a large 4 bedroom semi detached property



which had an extra plot of land attached to it some years ago by the current owners which gives it an even bigger garden than it already had.

The current owners have added a porch which is always a handy addition and as well as adding "kerb appeal" it helps keeping the cold out and has practical advantages when coming back from walks etc.

There is a decent size hallway with a downstairs cloakroom (always a plus).

A door lead you to the large open plan Lounge/kitchen/diner. At 6.63m x 4.02m is really is an impressive space. It has a wooden floor in the lounge & dining area, and the kitchen area floor is tiled. As with all "ex council" housing stock, the windows are large and this property is no exception.

The kitchen is fully fitted and a cleverly designed breakfast bar sits where once there was a wall which opens up the space superbly and also gives extra seating which is a great benefit. There is a large oven which has 2 ovens, a grill & a warming draw, and it is topped by an 8 (yes eight) ring gas hob. So this bit of kit should keep any budding or established chef/baker/Mary Berry wannabe happy!

There is a door that leads into the rear garden.

Off of the lounge/dining area, there are double doors that lead to a nice conservatory which in turn has its own external door that allows access to the garden.

Upstairs there are 4 bedrooms and the family bathroom.

3 of the bedrooms are double and 1 is a single.

There are 3 bedrooms to the rear of the property. All have a large window overlooking the large rear garden. To the front of the property is the master bedroom and family bathroom.

The master bedroom has a large window overlooking the front of the property & the family bathroom has a bathtub with an electric shower. There is a WC & wash basin.

It is worth noting that 3 of the bedrooms have small fitted wardrobes

The rear garden is large!

Laid mainly to lawn, it has a summerhouse, and there are lovely established trees and shrubs.

There is a decent size patio and to the right of the garden a nice gazebo which lends itself to a little "al fresco" dining in the warmer months.

There is also a 20' x 10' workshop which is a fabulous addition.

There is also a side gate entrance with a pathway that leads to the common.

The front garden, laid to lawn, is open plan.

So in summary, we have a good size 4 bedroom family home. The current family have seen their children grow and "fly the roost" and whilst they still return during "uni" holidays etc. They have decided that the time is right to move to pastures new as many people do when the children become young adults.

This property is now ready to welcome a new family into its walls, and we are sure that whoever buys it, they will be as happy as the current family have been living here.

Tenure: Freehold

Tenure

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Viewing by appointment only
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