



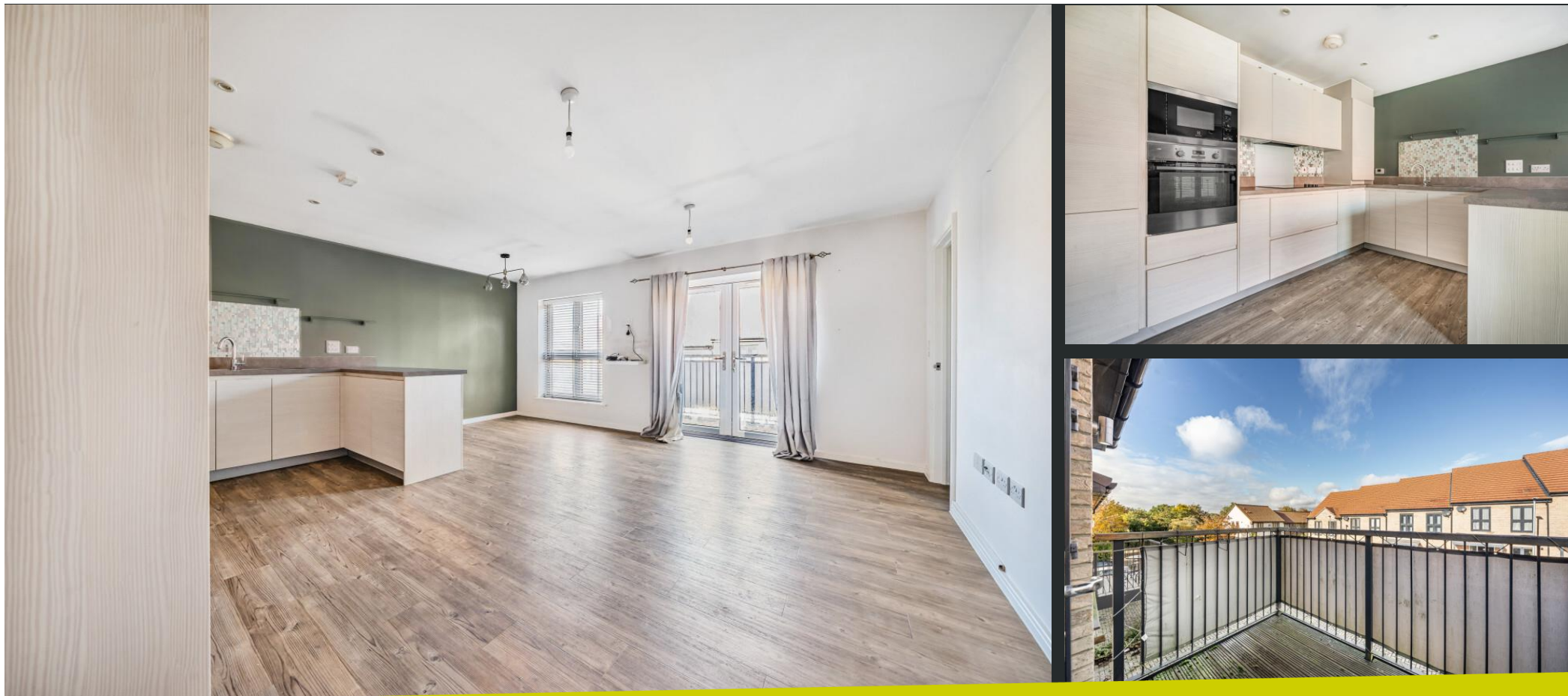
95 Copshall Close, Harlow, Essex,
CM18 7LH

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Offers in the Region of: £265,000
Freehold



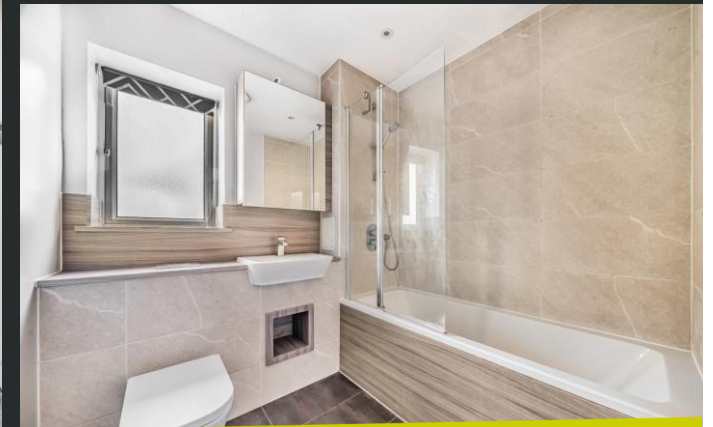
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Situated in a modern development and offered for sale with no onward chain, is this very well presented one bedroom coach house. The property offers good size accommodation comprising an open plan lounge/kitchen with a range of integrated appliances and the benefit of a balcony giving much valued outside space.

Outside are carports, one which belongs to the property with a bike/store cupboard whilst the other belongs to the neighbour. This lovely property has a potential rental income of £1100 PCM and has the remainder of the NHBC.

EPC Band B. Council Tax Band B.



Freehold & Chain Free
One Bedroom Coach House
Open Plan Lounge/Kitchen
Balcony
Carport
Potential Rental Income £1100 PCM
EPC Band B
Council Tax Band B

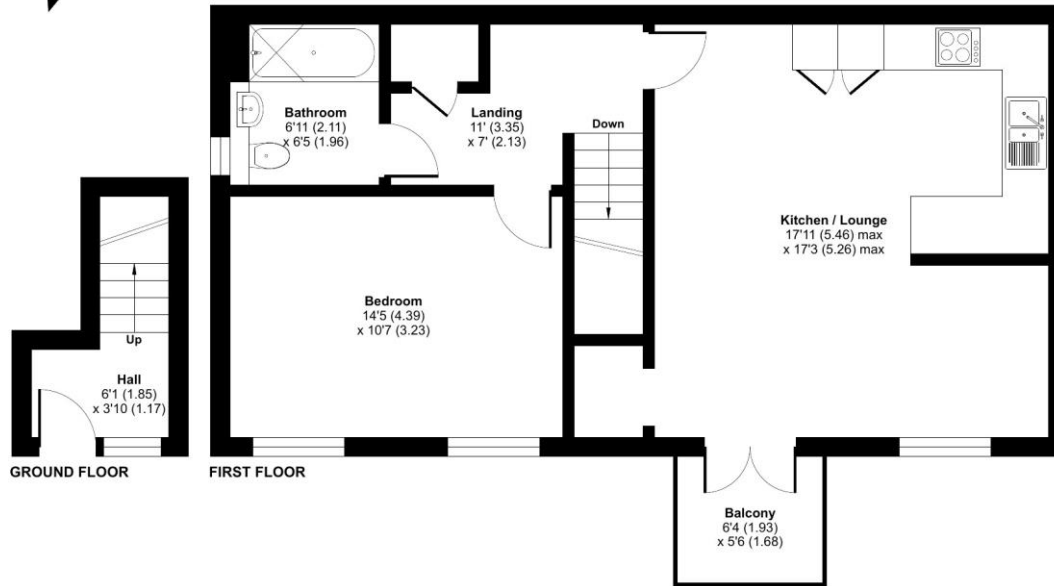
ADDITIONAL INFORMATION

The New Town of Harlow is the world's first Sculpture Town and provides rail links to London Liverpool Street and close proximity to both M11 motorway and Stansted Airport. The town is surrounded by green belt land and offers one of the country's largest urban parks with over 160 acres of green space. Harlow boasts its own hospital, several shopping centres, theatre and leisure facilities plus a good choice of cafes, bars and restaurants.



Copshall Close, Harlow, CM18

Approximate Area = 685 sq ft / 63.6 sq m
For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS Residential). © rnhccom 2023. Produced for Intercountry Estate Agents. REF: 1053093



Entrance Hall 6'1" x 3'10" (1.85m x 1.17m)
Kitchen/Lounge 17'11" x 17'3" (5.46m x 5.26m)
Balcony 6'4" x 5'6" (1.93m x 1.68m)
Bedroom 14'5" x 10'7" (4.4m x 3.23m)
Bathroom 6'11" x 6'5" (2.1m x 1.96m)
Carport 16'11" x 11'9" (5.16m x 3.58m)
Bike Shed 8'4" x 5'4" (2.54m x 1.63m)

AGENTS NOTES IMPORTANT NOTE TO PURCHASERS: We endeavour to make our sales particulars accurate and reliable, however, they do not constitute or form part of any offer or any contract and none is to be relied upon as statements of representation or fact. The services, systems and appliances listed in this specification have not been tested by us and no guarantee as to their operating ability or efficiency is given. All measurements have been taken as a guide to prospective buyers only and are not precise. Floorplans where included are not to scale and accuracy is not guaranteed. If you require clarification or further information on any points please contact us, especially if you are travelling some distance to view. Fixtures and fittings other than those mentioned are to be agreed with the seller. We may refer you to recommended providers of ancillary services such as Conveyancing, Financial Services, Insurance and Surveying. We may receive a commission payment fee or other benefit (known as a referral fee) for recommending their service. You are not under any obligation to use the services of the recommended provider. The ancillary service provider may be an associated company of Intercountry.

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FOR MORE DETAILS CONTACT

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