Soper Square, CM17 9JB
Harlow

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Kings Group are delighted to present this spacious and well-presented TWO BEDROOM GROUND FLOOR APARTMENT, located in the highly sought-after Soper Square within the award-winning Newhall development. This property offers the perfect opportunity for FIRST TIME BUYERS, featuring allocated parking and being sold on a CHAIN FREE basis for a smooth and stress-free purchase.

The apartment welcomes you with an inviting entrance hall, leading into a bright and airy lounge/diner, the ideal space for relaxing or entertaining guests. The modern kitchen is fitted with a range of wall and base units, offering both style and functionality. The master bedroom benefits from built-in wardrobes and a private en-suite, while the second double bedroom provides ample space for guests, family, or a home office. A contemporary three-piece family bathroom completes the accommodation, all finished to a high standard.

Lease Remaining: 975 years
Service Charge: £2,640 per annum
Ground Rent: £1 per Annum
Estate Charge: £423.55 per annum

Ideally positioned, the apartment offers excellent transport links with close proximity to the M11 and M25, providing easy access to London, Stansted Airport, and Cambridge. The property is conveniently located near playing fields, well-regarded schools, and a range of local amenities, making it an excellent choice for both families and professionals. This apartment represents excellent value in a thriving community.

Call Kings Group today to arrange your viewing and secure your next home.

Offers In The Region Of £275,000

- CHAIN FREE
- 975 YEARS REMAINING ON THE LEASE
- LOUNGE/DINER
- SOUGHT AFTER LOCATION
- CLOSE TO THE M11/M25
- TWO BEDROOM SPACIOUS GROUND FLOOR APARTMENT
- ALLOCATED PARKING SPACES
- EN-SUITE TO THE MASTER BEDROOM
- CLOSE TO LOCAL SHOPS, SCHOOLS & AMENITIES
- IDEAL PURCHASE FOR A FIRST TIME BUYER

Soper Square

Entrance Hall

Lounge/Diner 22'78 x 11'11 (6.71m x 3.63m)
Double glazed windows to the side aspect, electric heater, laminate flooring, power points.

Kitchen 6'42 x 14'75 (1.83m x 4.27m)
Double glazed windows to the side aspect, electric heater, tiled flooring, a range of wall and base units with roll top work surfaces, integrated cooker, electric hob and oven, drainer unit, power points.

Bedroom One 11'01 x 11'27 (3.38m x 3.35m)
Double glazed window to the side aspect, electric heater, carpeted flooring, built in wardrobes, power points.

En-suite 2'42 x 7'80 (0.61m x 2.13m)
Part tiled walls, extractor fan, shower cubicle with thermostatic controls, wash basin with mixer tap, low level W.C, shaver point.

Bedroom Two 11'06 x 11'43 (3.51m x 3.35m)
Double glazed window to the side aspect, electric heater, carpeted flooring, power points.

Family Bathroom 5'53 x 7'90 (1.52m x 2.13m)
Double glazed windows to the side aspect, electric heater, extractor fan, panel enclosed bath, wash basin with vanity unit underneath, low level W.C, shaver point.

Schools/Transport Links
Primary Schools:
Church Langley Community Primary School (0.3 miles), Newhall Primary Academy (0.32 miles)
Secondary Schools:
Mark Hall Academy (0.51 miles), St Nicholas School (0.96 miles)
Train stations:
Harlow Mill Rail Station (1.25 miles), Harlow Town Rail Station (1.83 miles)
Motorways:
M11 J7 (2.03 miles), M11 J7A (1.66 miles)

Flood Risk: Rivers & Seas - very low, Surface Water - Very Low
Tenure: Leasehold
Lease Term: 975 Years Remaining
Service Charge: £2640 Per Annum (£220 per month)
Ground Rent: £1 Per Annum
Estate Charge: £423.55 Per Annum (£105 Per Quarter)
Parking: Allocated Parking

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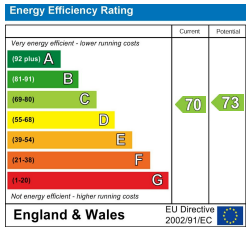
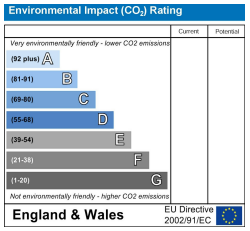
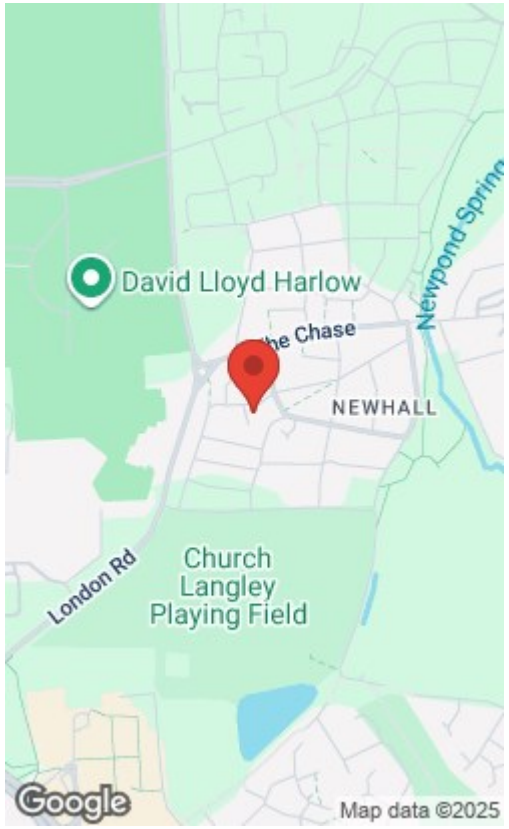
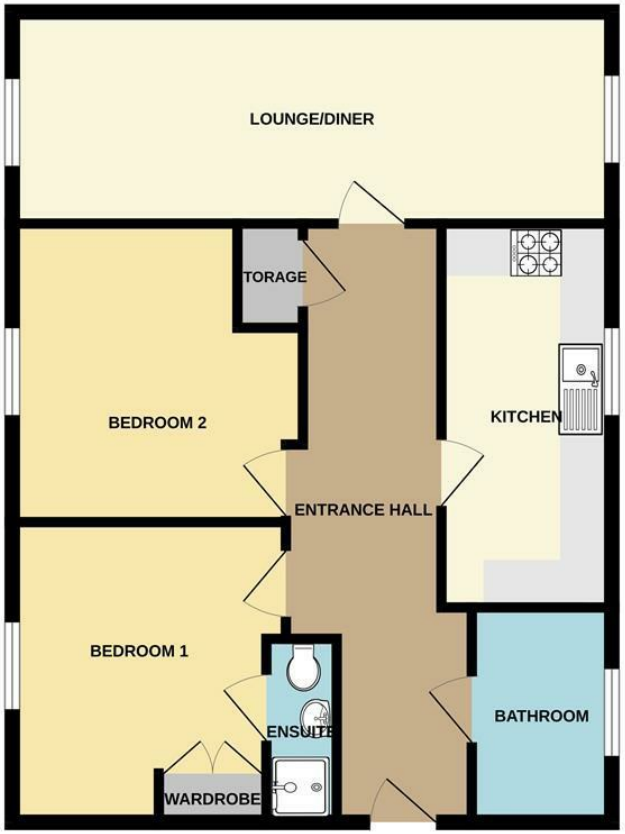






GROUND FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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THE PROPERTY MISDESCRIPTIONS ACT 1991. The agent has not tested any apparatus, equipment, fixtures or services and so cannot verify that they are in working order, or fit for the purpose. References to the Tenure of a property are based on information supplied by the vendor. The agent has not had sight of the Title documents. A buyer is advised to obtain verification from their Solicitor or Surveyor. Note: These details are correct at time of going to press.

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