



Oaklands Drive, CM17 9BE  
Harlow





kings  
GROUP

## Oaklands Drive, CM17 9BE

Oaklands Drive is a particularly popular road within CM17, being situated in a quiet cul-de-sac location it is ideal for families; having shops and amenities close-by, including Tesco supermarket and good schooling options such as Henry Moore & Church Langley Primary along with sought after secondary schools including Mark Hall, Passmores and Leventhorpe Academies. There is good access to the A414 & M11 providing direct links to London, Chelmsford & Stansted.

This detached home has good curb appeal with a large driveway, integral garage and a rear garden, which has access from both sides of the property. The secluded rear garden is mainly laid to lawn. The property benefits from a spacious porch which opens to three separate reception rooms. The kitchen is a good size with ample storage, integral appliances, access to the separate utility room which leads to the garden and the integral garage.

On the first floor there are three good sized bedrooms which share a family bathroom and a Master bedroom with an en-suite.

On the second floor you have another double bedroom.

Price £660,000



- Freehold
- Chain Free
- Large Driveway
- EPC Rating: D
- Ease of access A414 & M11

**Downstairs W.C 7'40 x 2'93 (2.13m x 0.61m)**

Stripped wood flooring, extractor fan, wash basin with mixer tap, low level W.C, tiled walls.

**Lounge 14'40 x 14'97 (4.27m x 4.27m)**

Double glazed windows to front aspect, Double radiator, gas fireplace with wooden over mantle, carpeted flooring, tv aerial point, power points, coved ceiling.

**Reception 2 12'42 x 17'18 (3.66m x 5.18m)**

Double glazed windows to side aspect, single radiator, carpeted flooring, coal fire place with wooden over mantle, TV aerial point, power points, patio door leading to garden.

**Reception 3 16'94 x 15'06 (4.88m x 4.72m)**

Double glazed windows to front and rear aspect, double radiator, stripped wood flooring, power points, patio door leading to garden.

**Kitchen 23'20 x 15'06 (7.01m x 4.72m)**

Double glazed windows to rear aspect, double radiator, stripped wood flooring, tiled splash backs, base and wall units with flat top work surfaces, space for a cooker, integrated extractor fan, double drainer unit, space for fridge freezer, plumbing for washing machine, spot lights, lights under wall units, power points

**Utility Room 10'24 x 11'93 (3.05m x 3.35m)**

Double glazed windows to rear aspect, drainer unit, extractor fan, tiled flooring, tiled splash backs, radiator, door leading to garage, patio door leading to garden, power points, plumbing for washing machine.

**Bedroom 1 13'07 x 14'97 (4.14m x 4.27m)**

Double glazed windows to front aspect, double radiator, carpeted flooring, power points.

- Detached
- Garage
- Council Tax Band: F
- Potential to extend STPP
- Close to local shops and amenities

**En-suite 4'55 x 10'58 (1.22m x 3.05m)**

Double glazed windows to side aspect, vinyl flooring, heated towel rail, extractor fan, double electric shower, wash basin with mixer tap, low level W.C, shaver points, tiled splash backs.

**Bedroom 2 15'38 x 15'38 (4.57m x 4.57m)**

Double glazed windows to rear aspect, radiator, carpeted flooring, built in storage cupboard, TV aerial point, power points. door leading to loft.

**Bedroom 3 12'43 x 9'15 (3.66m x 2.74m)**

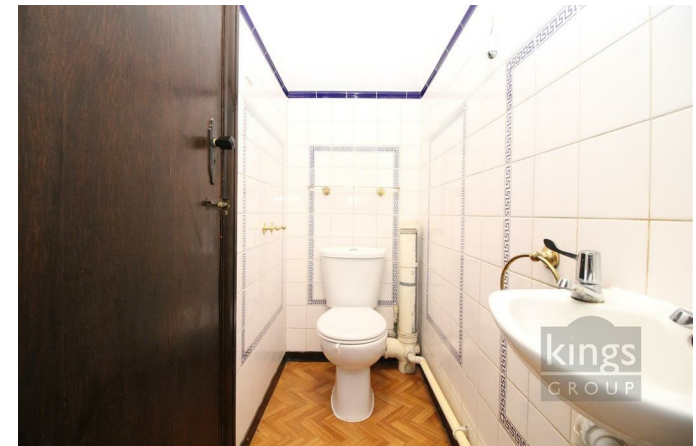
Double glazed windows to rear and side aspect, double radiator, carpeted flooring, built in storage cupboard, TV aerial point, power points,

**Bedroom 4 12'46 x 10'73 (3.66m x 3.05m)**

Double glazed windows to side aspect, carpeted flooring, TV aerial points, power points

**Bedroom 5 12'40 x 7'75 (3.66m x 2.13m)**

Double glazed windows to rear aspect, double radiator, carpeted flooring, TV aerial point, power points.





kings  
coop



kings  
GROUP



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	

Environmental Impact (CO <sub>2</sub> ) Rating		Current	Potential
Very environmentally friendly - lower CO <sub>2</sub> emissions			
(92 plus)	A		
(81-91)	B		
(69-80)	C		
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not environmentally friendly - higher CO <sub>2</sub> emissions			
England & Wales		EU Directive 2002/91/EC	



5 BEDROOM DETACHED

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.  
 Made with Metropix ©2023

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.

Unit 4, Church Langley Way, Harlow,  
 Essex, CM17 9TE  
 T: 01279 410084  
 E:  
 www.kings-group.net

