



## Wren Street, Old Harlow, CM17 0SU

Asking Price £595,000

- **\*\*\*CHAIN FREE\*\*\***
- Stylish open-plan kitchen and dining area with integrated appliances
- Uninterrupted Views Over Fields
- Excellent Transport Links With Harlow Mill Railway Station Providing Direct Rail Services Into London
- Four-Bedroom Detached Family Home
- South-facing Rear Garden With Porcelain Patio
- Driveway & Garage
- Harlow Mill Railway Station provides convenient rail links into London, easy access to M11 J7a

# Wren Street, Old Harlow, CM17 0SU

Caplen Estate Agents are delighted to present this impressive four-bedroom detached family home situated on the desirable Wren Street in Harlow, Chain Free. Offering generous living space, modern finishes and beautiful open views over surrounding fields, this property is perfectly suited for contemporary family living.

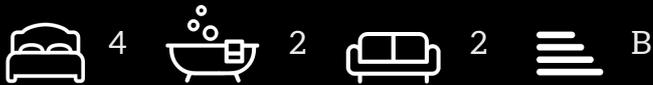
Upon entering the home, you are welcomed by a spacious entrance hallway providing access to all principal ground floor rooms. The property benefits from two well-proportioned reception rooms offering flexible space for both relaxing, and entertaining, with both having unspoilt views across the fields,

The heart of the home is the stylish open-plan kitchen and dining area, thoughtfully designed with ample wall and base units, integrated appliances, with French doors open directly onto the rear garden, allowing plenty of natural light and creating a seamless connection between indoor and outdoor living. A separate utility room adds further practicality to the ground floor layout.

Upstairs, the property features four generously sized bedrooms arranged around a large landing space. The principal bedroom benefits from a modern en-suite bathroom, while the remaining bedrooms are served by a contemporary family bathroom.

Externally, the property enjoys a beautifully maintained south-facing rear garden, with a large porcelain patio, lawn and flower beds, making is an ideal spot for entertaining. There is a driveway providing off-street parking for up to three vehicles, along with access to a double length garage.

Wren Street forms part of a sought-after modern development in Harlow, ideally positioned within walking distance to the beautiful "The Gibberd Garden", Close to the charming village atmosphere of Churchgate Street and the historic high street in Old Harlow. The area offers a variety of local shops, restaurants, schools and everyday amenities. Disclosure: The property is owned by a member of staff at Caplen Estates.



Council Tax Band: F



Reception  
3.33m x 2.90m (10'11" x 9'6")

Reception/Playroom  
3.30m x 3.00m (10'10" x 9'10")

Kitchen/Breakfast Room  
5.44m x 2.92m (17'10" x 9'7")

Utility  
2.41m x 1.42m (7'11" x 4'8")

WC  
1.80m x 1.42m (5'11" x 4'8")

Bedroom 1  
3.48m x 3.33m (11'5" x 10'11")

Ensuite Shower Room  
1.96m x 1.85m (6'5" x 6'1")

Bedroom 2  
3.51m x 2.72m (11'6" x 8'11")

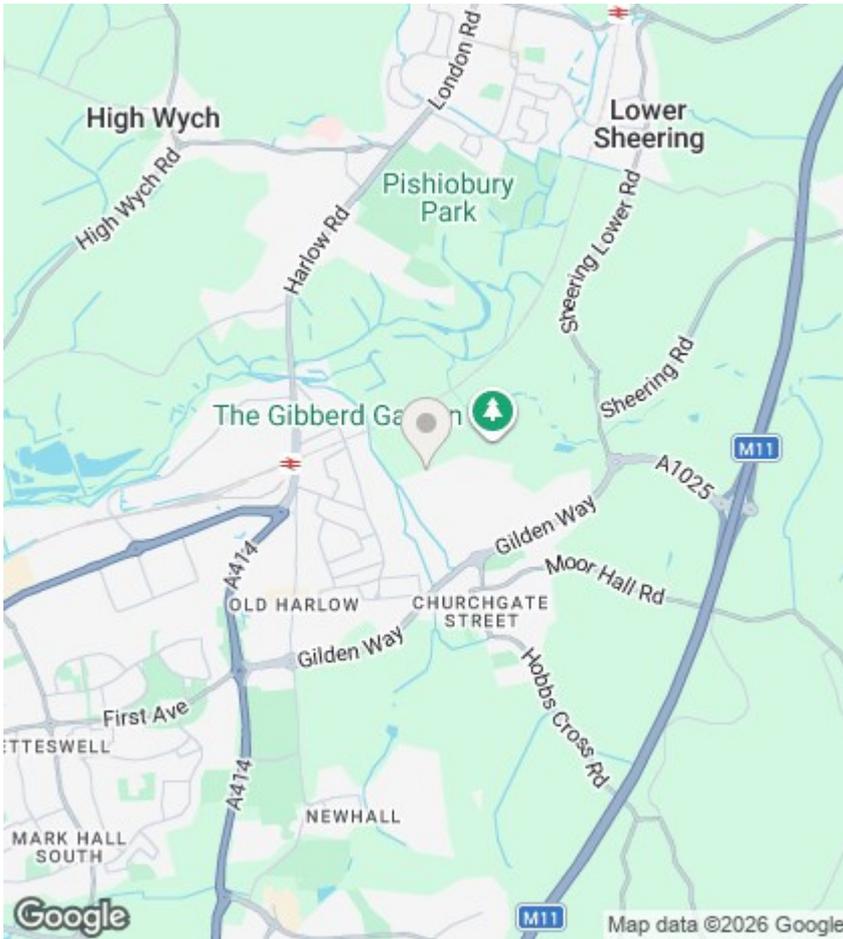
Bedroom 3  
3.02m x 2.92m (9'11" x 9'7")

Bedroom 4  
2.57m x 1.96m (8'5" x 6'5")

Bathroom  
2.08m x 1.93m (6'10" x 6'4")

Garden  
10.49m x 8.00m (34'5" x 26'3")

Garage  
5.00m x 2.46m (16'5" x 8'1")



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		<b>96</b>
(81-91) <b>B</b>	<b>86</b>	
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC	

EPC Rating

B

Council Tax Band

F

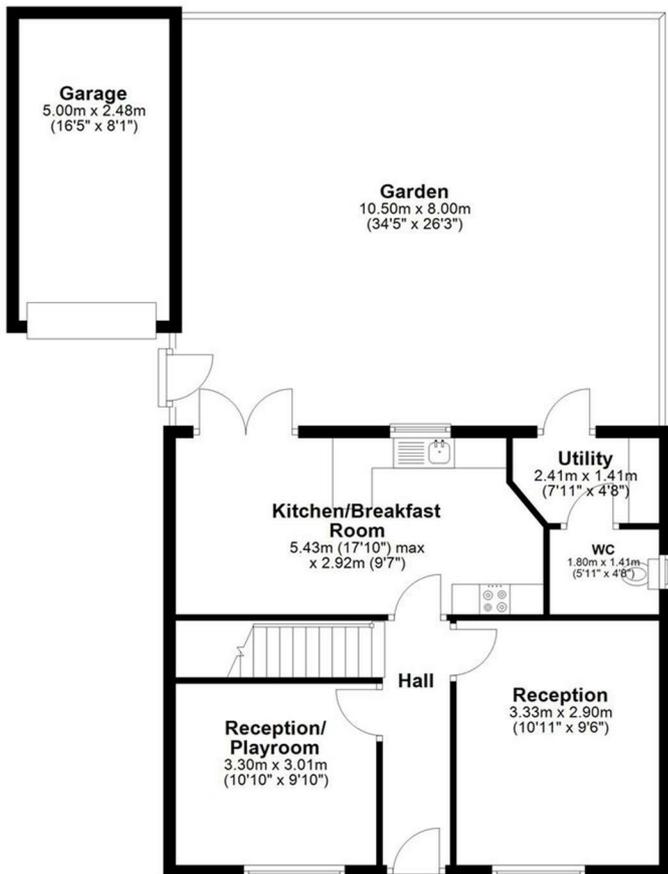
Viewings

Viewings by appointment only.

Call 0203 937 7733 to make an appointment.

**Ground Floor**

Main area: approx. 52.3 sq. metres (563.2 sq. feet)  
Plus garages: approx. 12.4 sq. metres (133.1 sq. feet)



Total area: approx. 120.7 sq. metres (1298.3 sq. feet)

**First Floor**

Approx. 56.0 sq. metres (603.0 sq. feet)

