



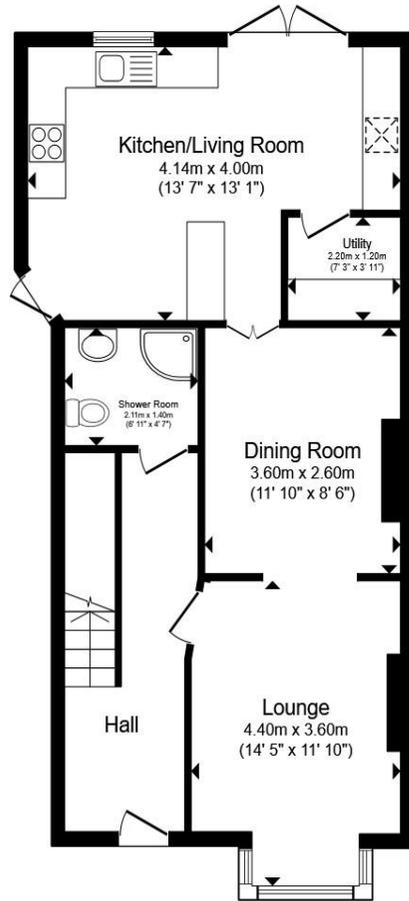
**Harold Road, Braintree, CM7 2RU**

**welcome to**

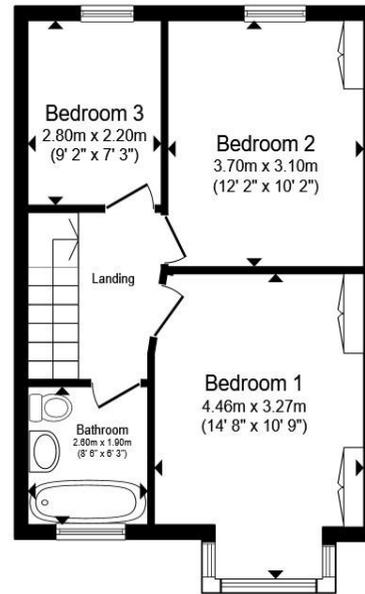
**Harold Road, Braintree**

A well-proportioned three-bedroom home with a flexible ground floor that includes a bay-fronted lounge, separate dining room, and a bright kitchen/living room leading out to the garden. Offered by William H Brown, this is an ideal move-in ready home close to the heart of Braintree.





**Ground Floor**



**First Floor**

Total floor area 104.9 m<sup>2</sup> (1,129 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by [www.propertybox.io](http://www.propertybox.io)



**Lounge**

14' 5" x 11' 10" ( 4.39m x 3.61m )

**Dining Room**

11' 10" x 8' 6" ( 3.61m x 2.59m )

**Downstairs Shower Room**

6' 11" x 4' 7" ( 2.11m x 1.40m )

**Kitching / Living Room**

13' 7" x 13' 1" ( 4.14m x 3.99m )

**Utility Room**

7' 3" x 3' 11" ( 2.21m x 1.19m )

**Bedroom One**

14' 8" x 10' 9" ( 4.47m x 3.28m )

**Bedroom Two**

12' 2" x 10' 2" ( 3.71m x 3.10m )

**Bedroom Three**

9' 2" x 7' 3" ( 2.79m x 2.21m )

**Family Bathroom**

8' 6" x 6' 3" ( 2.59m x 1.91m )

welcome to

## Harold Road, Braintree

- Three-Bedroom Family Home
- Ground-Floor and First-Floor Bathrooms
- Driveway
- Popular Central Braintree Location
- Bay-Fronted Lounge

Tenure: Freehold EPC Rating: Awaited  
Council Tax Band: D

guide price

**£375,000**



Please note the marker reflects the  
postcode not the actual property

**view this property online** [williamhbrown.co.uk/Property/BTR110262](http://williamhbrown.co.uk/Property/BTR110262)



Property Ref:  
BTR110262 - 0003

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William H Brown is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.

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