



Deerswood Road, West Green, Crawley, West Sussex, RH11 7JN

£320,000

- Three bedroom end of terrace house
- Two reception rooms
- Potential to extend STPP
- Fitted kitchen with door opening to side
- Front and rear gardens
- Viewing recommended
- Double glazed; gas central heating
- 1.1 mile walk to Crawley train station
- EPC rating C

Property Description

Homes Partnership is delighted to offer for sale this three bedroom, end of terrace property located in the residential neighbourhood of West Green, just 1.1 mile walk from Crawley train station and town centre. The property would make a great family home, the ground floor comprises an entrance hall, lounge to the front with feature fireplace, dining room with patio doors opening to the rear garden and a fitted kitchen with a door opening to the side aspect. On the first floor bedroom one has a built in wardrobe / storage cupboard, bedroom two has double fitted wardrobes with mirrored, sliding doors. There is a third bedroom and a bathroom fitted with a white suite. The property benefits from double glazing throughout and heating by gas to a system of hot water radiators. Outside the front garden is laid to lawn. The rear garden has gated side access and has a patio area adjacent to the property, the remainder being laid to lawn with trees and shrubs. Occupying an end of terrace position, the property offers the potential to extend subject to planning permission (no enquiries have been made). We would recommend an early viewing to see if this could be the next home for you.

ENCLOSED PORCH Front door with flanking window into porch. Front door opening to:

ENTRANCE HALL Stairs to the first floor. Under stair cupboard. Radiator. Doors to kitchen and:

LOUNGE 13' 0" x 12' 9" (3.96m x 3.89m) maximum narrowing to 11' 2" (3.4m) approximate. Window to the front. Feature fireplace with inset fire. Radiator. Door to:

DINING ROOM 10' 9" x 10' 6" (3.28m x 3.2m) approximate. Radiator. Patio doors opening to the rear garden. Door to:





KITCHEN 12' 0" x 8' 11" (3.66m x 2.72m) approximate. Fitted with a range of wall and base level units incorporating a one and a half bowl, single drainer, sink unit with mixer tap. Space for cooker with extractor hood over. Space for fridge / freezer, washing machine and dishwasher. Radiator. Window to the rear. Door opening to the side aspect.

FIRST FLOOR LANDING Stairs from the entrance hall. Two windows to the side aspect. Cupboard housing hot water tank. Hatch to loft space. Radiator. Doors to all bedrooms and bathroom.

BEDROOM ONE 12' 0" x 11' 9" (3.66m x 3.58m) approximate. Window to the front. Radiator. Double fitted wardrobe / storage cupboards.



BEDROOM TWO 11' 10" x 10' 10" (3.61m x 3.3m) approximate. Window overlooking the rear garden. Radiator. Double fitted wardrobe with mirrored sliding doors.

BEDROOM THREE 9' 0" x 7' 11" (2.74m x 2.41m) approximate. Window to the front. Radiator. Over stair bulkhead.

BATHROOM Fitted with a white suite comprising a corner bath with shower attachment, wash hand basin and a low level WC. Radiator. Opaque window to the rear.

OUTSIDE

FRONT GARDEN Laid to lawn with path to front door. Enclosed by fence, hedge and wall with gated access.

REAR GARDEN Paved patio area adjacent to the property, the remainder being laid to lawn with trees and shrubs. Brick built store sheds. Enclosed by fence and wall with gated side access.

USEFUL INFORMATION

MAINS SERVICES Gas / Electric / Water / Drainage

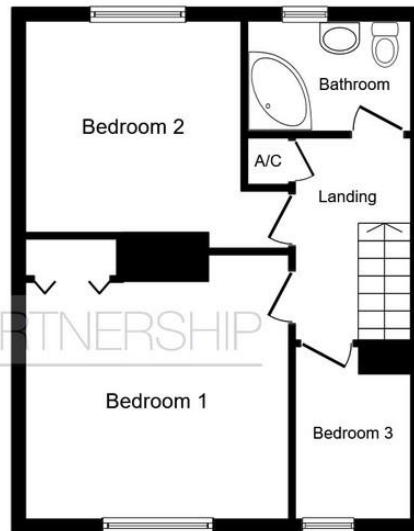
TRAVELLING TIME TO STATIONS

Crawley By car 7 mins On foot 22 mins - 1.1 miles
(source google maps)





Ground Floor



First Floor

This Floor Plan is for illustration purposes only and may not be representative of the property. The position and size of doors, windows and other features are approximate. Unauthorized reproduction prohibited. © PropertyBOX

AREA INFORMATION

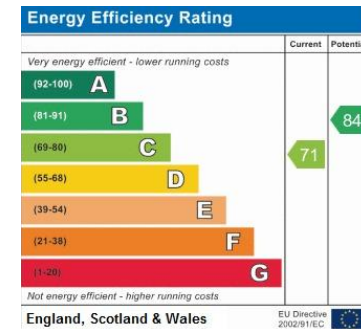
West Green was the first neighbourhood to be developed and is one of the smallest and closest to the town centre. Northgate and the town centre lie to the east of West Green, Southgate to the south, Ifield to the west and Langley Green to the north. West Green is home to Crawley Hospital, since the 1990s many services have been moved to East Surrey Hospital in Redhill and Crawley hospital has a sub-acute status. Crawley Fire Station is on the edge of West Green. The neighbourhood is served with a small parade of shops, a pub, primary school and church. The park offers a tranquil space to relax in yet is within walking distance of the town centre. Metro bus has routes through West Green and within walking distance is Crawley train station and all the facilities at Crawley Leisure Park including Hollywood Bowl, Cineworld multi-screen cinema, gym and swimming pool, and many restaurants including Bella Italia, Frankie and Bennys and Nandos.

TENURE Freehold

COUNCIL TAX BAND C £1,723.83

NB: The banding of a dwelling which has had improvements which increase its value cannot be re banded until it is next sold. If you are considering buying a property which has been extended since 1993, you should be aware that the council tax band can be increased after the sale has taken place.

SERVICES TO PURCHASERS: As part of our service we will offer to introduce you to our preferred suppliers for conveyancing, surveys, removals, insurance and/or mortgages and we hereby declare that we may receive referral fees for any services arranged as a result of our introduction. How much we receive varies but typically this is as follows: Mortgages & insurance £100 - £250 | Surveys - £100 | Removals 5% of cost | Conveyancing £100 - £250. Suppliers generally pay referral fees to all introducers for marketing services.



44 High Street, Crawley,
West Sussex, RH10 1BW

www.homes-partnership.co.uk
01293 529999
info@homes-partnership.co.uk

