



Connells

Rowan Close
Crawley



Property Description

This detached family home is situated in a quiet cul-de-sac in a central location in Crawley, offering convenient access to amenities and transport links. The property boasts two reception rooms, providing ample space for relaxation and entertainment. With four good-sized bedrooms, there is plenty of accommodation for a growing family.

The kitchen offers a stylish and functional space for meal preparation. Additionally, there is a first-floor bathroom and a convenient ground floor WC.

Outside, the property features a generous garden to the side and rear, providing outdoor space for recreational activities and gardening. A garage and driveway with gated parking for three cars completes the property, offering secure storage and convenience for multiple vehicles.

Three Bridges station is 15 minutes' walk, Crawley station 10 minutes walk and the town centre is under 10 minutes walk from the property with Gatwick Airport a 10 minute drive, or under 20 minutes by public transport. In addition there are frequent bus services to the town centre and stations operating from the end of Rowan Close.

This property is being offered for sale with no onward chain, making it an attractive option for buyers looking for a hassle-free purchase. Don't miss out on this opportunity to own a lovely family home in a desirable location in Crawley.

Entrance Porch

Frosted double glazed window to front, double panel radiator, under stairs storage and carpet as laid.

Cloakroom

Frosted double glazed window to side, two piece suite comprising of low level flush w/c and wash hand basin with tiled splash backs. Radiator and carpet as laid.

Lounge

18' 1" x 12' 1" (5.51m x 3.68m)

Double glazed patio doors to garden, coving, two radiators, feature fireplace and carpet as laid.

Dining Room

9' 11" x 9' 1" (3.02m x 2.77m)

Double glazed window to front, coving, sliding doors to lounge and carpet as laid.

Kitchen

11' 10" x 11' (3.61m x 3.35m)

Double glazed window overlooking garden and double glazed window to side. Double glazed door to garden. Matching wall and base units with worktops over, space for washer, cooker, fridge/freezer, single drainer sink unit with tiled splash backs, coving, radiator and carpet as laid.

Landing

Double glazed window to side, aluminium loft ladder leading to fully-boarded loft, coving, substantial airing cupboard and carpet as laid.

Bedroom One

11' 11" x 11' 1" (3.63m x 3.38m)

Double glazed window to rear, coving, radiator and carpet as laid.

Bedroom Two

11' 1" x 10' (3.38m x 3.05m)

Double glazed window to front, coving, built in wardrobes, radiator and carpet as laid.

Bedroom Three

11' 11" x 10' (3.63m x 3.05m)

Double glazed window to rear, coving, radiator and carpet as laid.

Bedroom Four

8' 10" x 7' 1" (2.69m x 2.16m)

Double glazed window to rear, coving, radiator and carpet as laid.

Bathroom

9' 1" x 5' 1" (2.77m x 1.55m)

Two frosted double glazed windows to front, three piece suite comprising of large shower cubicle, vanity unit with wash hand basin and low level flush w/c. Storage cupboards, tiled walls, coving, stainless steel heated towel rail and vinyl flooring.

External

Rear Garden

60' x 45' (18.29m x 13.72m)

South facing rear garden comprising of a side and rear patio, in turn leading to mainly laid to lawn with mature shrub borders, side access and large shed with double doors.

Driveway

Gated driveway with parking for 3 cars.

Garage

Single garage to front with roller shutter door and door to garden.

Crawley

The popular commuter town of Crawley is located between London and Brighton, on the edge of Gatwick Airport, making this a popular and thriving town. Back in the 13th century it began to develop into a market town due to the passing trade between London and Brighton. The George Hotel still remains which was then a Coaching halt and has retained many of its original features. In 1947, the town was officially declared as a New Town and now has 14 neighbourhoods.

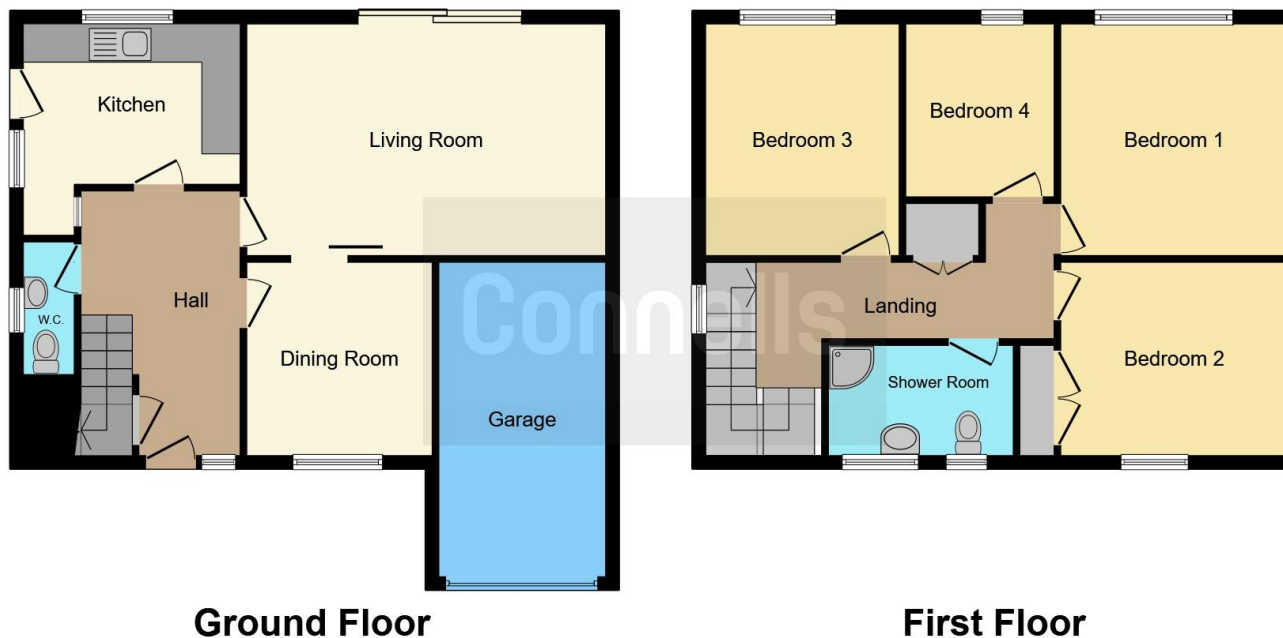
The town centre attracts many people from outside of the area because of local industry, K2 Leisure Centre, Crawley Town FC, shopping, nightlife, leisure complex with Cinema, bowling and a wealth of restaurants. In addition most local primary and secondary schools are rated from good to outstanding, with the most popular primary schools being Forge Wood Primary, Maidenbower Infants and Pound Hill Infants. Hazelwick and Oriel are the most popular secondary schools.

The mainline train station - Three Bridges has many frequent trains to London Victoria, London Bridge and Brighton. In addition, Crawley offers two more train stations Ifield and Crawley with frequent trains to London and Horsham. By road there is easy access to the A23 and M23.









This floorplan is for illustrative purposes only and is not drawn to scale. Measurements, floor-areas, openings and orientations are approximate. They should not be relied upon for any purpose and do not form any part of an agreement. No liability is taken for any error or mis-statement. All parties must rely on their own inspections.

To view this property please contact Connells on

T 01293 515 444
E crawley@connells.co.uk

57 High Street
 CRAWLEY RH10 1BQ

EPC Rating: E

view this property online connells.co.uk/Property/CWY408882

Tenure: Freehold



1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is in the buyers interest to check the working condition of any appliances.

Connells Residential is registered in England and Wales under company number 1489613, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.

See all our properties at www.connells.co.uk | www.rightmove.co.uk | www.zoopla.co.uk

Property Ref: CWY408882 - 0005