



**Connells**

Landau Close  
Pease Pottage Crawley



### Property Description

The property boasts a stylish and contemporary decor throughout, with high quality fixtures and fittings. The modern fitted kitchen is spacious and includes integrated appliances, while the lounge is bright and airy with French doors leading out to the garden.

Upstairs, the property features three well-proportioned bedrooms, including a master bedroom with en suite bathroom. The family bathroom is beautifully finished with a sleek and modern design.

Outside, the property benefits from a driveway providing off-road parking, as well as a garage for additional storage space. The rear garden is private and enclosed, providing a fantastic outdoor space for all the family to enjoy.

Located in the desirable development of The Fairways, this property is ideally placed for access to local amenities, schools, and transport links. With its modern and stylish interior, this property offers a fantastic opportunity to purchase a comfortable family home in a highly sought after location.

### Entrance Porch

Coving, storage cupboard and Karndean flooring.

### Cloakroom

Frosted double glazed window to front, two piece suite comprising of low level flush w/c and wash hand basin with vanity unit. Karndean flooring.

### Lounge

19' 10" max x 16' 8" max ( 6.05m max x 5.08m max )

Double glazed French doors to garden, two double glazed windows to rear, coving, underfloor heating control, understairs storage cupboard and carpet as laid.

### Kitchen

13' 1" max x 8' 10" max ( 3.99m max x 2.69m max )

Double glazed window to front with window seat, matching wall and base units with worktops over, space for washing machine, integral dishwasher, oven and gas hob, wine cooler, fridge/freezer and microwave, single bowl sink unit with granite splash backs

### Landing

Access to loft, coving, double glazed window to side, airing cupboard, radiator and carpet as laid.

### Bedroom One

11' 11" max x 10' 11" max ( 3.63m max x 3.33m max )

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

### En Suite

Frosted double glazed window to front, three piece suite comprising of walk in shower cubicle, wash hand basin with vanity unit and low level flush w/c. Heated towel rail, tiled walls and tiled flooring,

## Bedroom Two

13' 1" max x 8' 1" max ( 3.99m max x 2.46m max )

Double glazed window to rear, radiator, built in wardrobe and carpet as laid.

## Bedroom Three

13' 6" max x 8' 1" max ( 4.11m max x 2.46m max )

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

## Bathroom

Three piece suite comprising of panel bath with shower over, vanity unit with wash hand basin and low level flush w/c. Tiled walls and tiled flooring,

## External

## Rear Garden

35' max x 30' max ( 10.67m max x 9.14m max )

Patio area leading to mainly laid to lawn.

## Garage And Driveway

Single garage to side with access to garden and off street parking to front.

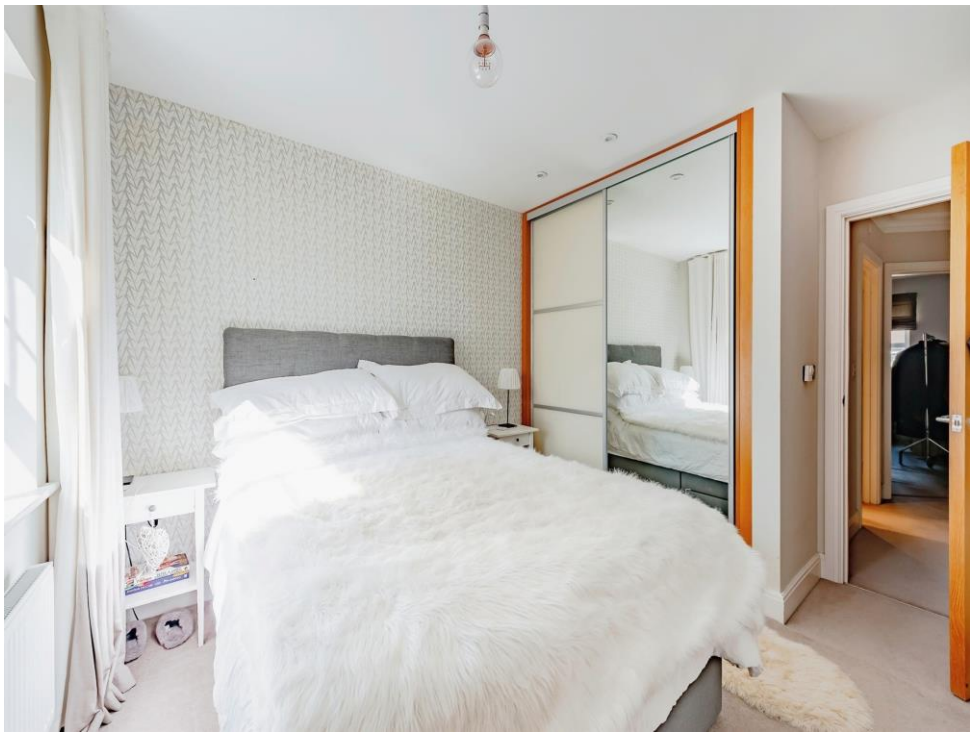
## Crawley

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.

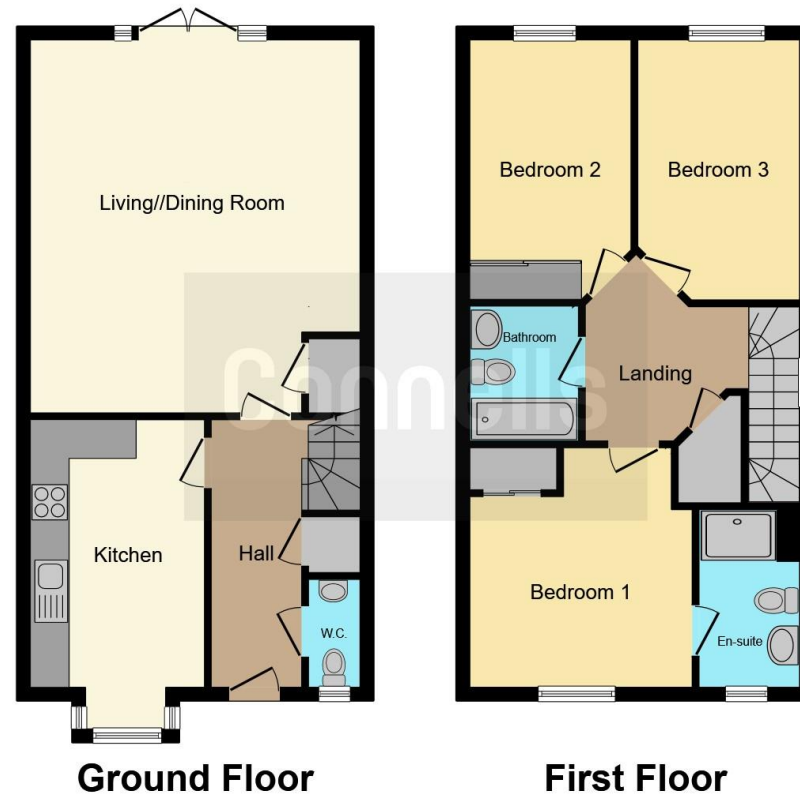
The town centre attracts many people from outside of the area because of local industry, K2 Leisure Centre, Crawley Town FC, shopping, nightlife, leisure complex with Cinema, bowling and a wealth of restaurants. In addition most local primary and secondary schools are rated from good to outstanding,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









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**EPC Rating: B**

**view this property online [connells.co.uk/Property/CWY409072](http://connells.co.uk/Property/CWY409072)**

Tenure: Freehold



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