



Connells

Woodfield Lodge Woodfield Road
Crawley



Property Description

Connells are delighted to welcome to the market this well-presented 2 double bedroom apartment within the sought after area of Northgate.

Perfect for first time or investment buyers, the property comprises of a spacious entrance hall, open planned lounge with Juliet balcony, fitted kitchen with integrated appliances, master bedroom with en-suite bathroom, a second double bedroom and large family bathroom. Externally the property offers secure, allocated parking and communal grounds. The property also benefits from double glazing, gas central heating and located close to Three Bridges station with routes to London and Brighton.

Call Connells Estate Agents Crawley today to book your viewing!

Entrance Hall

Secure entry phone system, storage cupboard, airing cupboard, radiator with cover, coving and carpet as laid.

Lounge

15' 6" max x 10' 8" max (4.72m max x 3.25m max)

Double glazed French door to Juliet balcony, coving, radiator with cover and carpet as laid.

Kitchen

10' 6" max x 6' 3" max (3.20m max x 1.91m max)

Matching wall and base units with worktops over, integral oven hob and extractor fan. Integral washing machine, space for fridge freezer, single drainer sink unit with tiled splash backs, tiled flooring.

Bedroom One

11' 4" max x 10' 9" max (3.45m max x 3.28m max)

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

En Suite

Three piece suite comprising of tiled shower cubicle, wash hand basin with vanity unit and low level flush w/c. Tiled splash backs, radiator and tiled flooring,

Bedroom Two

11' 1" max x 8' 7" max (3.38m max x 2.62m max)

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

Bathroom

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

External

Communal Gardens

Parking

One allocated off street parking space.

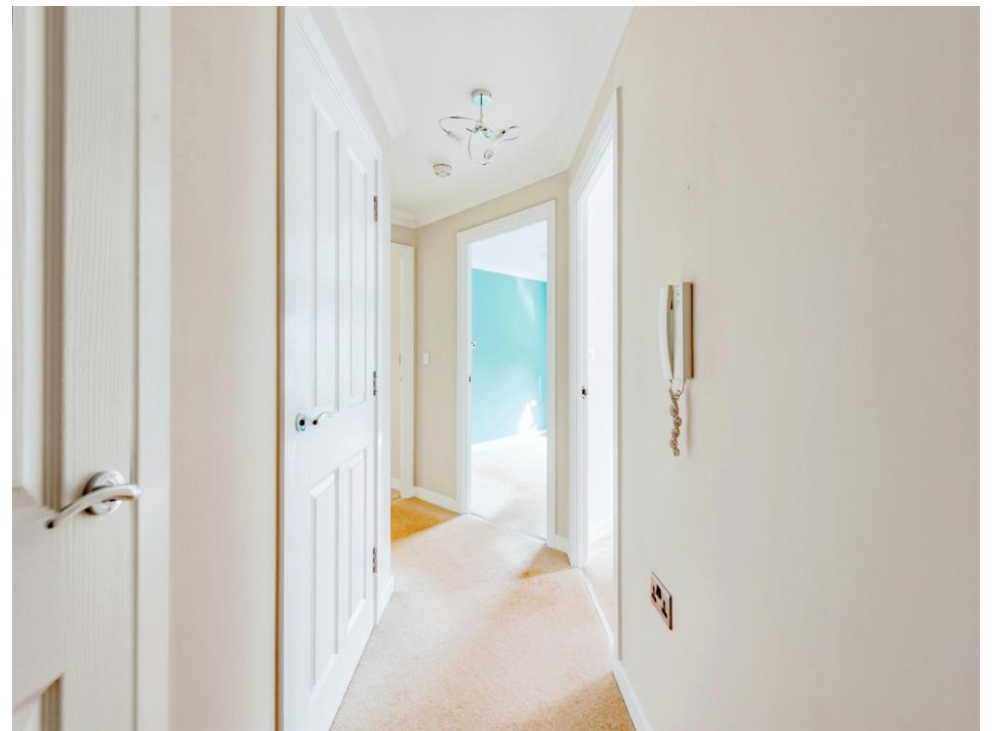
Crawley

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 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.focalagent.com

To view this property please contact Connells on

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57 High Street
CRAWLEY RH10 1BQ

EPC Rating: B

Tenure: Leasehold

view this property online connells.co.uk/Property/CWY409203

This is a Leasehold property with details as follows; Term of Lease 155 years from 01 Jan 2007. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as

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.

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