



Connells

Landau Close
Pease Pottage Crawley

Landau Close Pease Pottage Crawley RH11 9GR

for sale offers over
£800,000



Property Description

Connells are delighted to bring to the market this 2150 square ft. contemporary four bedroom detached home in Pease Pottage, built in 2016 by Riverdale Developments, offering a blend of style, comfort, and practicality. The property features a spacious entrance hall, a generous lounge, and a dedicated study, along with a convenient ground floor W.C. The stylish kitchen and dining area are perfect for entertaining, equipped with modern appliances and ample storage, complemented by a utility room.

Upstairs, bedroom one includes an en-suite bathroom and triple built-in wardrobes. Bedroom two also offers a triple built-in wardrobe whilst bedroom three features two triple built-in wardrobes for storage. The versatile fourth bedroom is suitable for guests. All bedrooms are well proportioned and in beautiful condition. The family bathroom is well presented and serves the other three bedrooms.

Externally, the property provides driveway parking for 2/3 vehicles, a separate garage, and a rear garden primarily laid to lawn with a patio area ideal for outdoor dining. Located in a charming village, this home is close to local amenities, schools, and transport links. Don't miss the opportunity to view this exceptional family residence!

Entrance Hall

Alarm system, under stairs storage cupboard, under floor heating and laminate flooring.

Cloakroom

Frosted double glazed window to side, two piece suite comprising of wash hand basin and low level flush w/c. Heated towel rail and laminate flooring.

Study

8' 4" max x 8' 6" max (2.54m max x 2.59m max)

Double glazed window to front, under floor heating and laminate flooring.

Lounge

17' 4" max x 11' 5" max (5.28m max x 3.48m max)

Dual aspect double glazed window to front and side, multimedia TV point, under floor heating and carpet as laid.

Kitchen / Diner

28' 4" max x 11' 1" max (8.64m max x 3.38m max)

Double glazed window to rear and side, double glazed French doors to garden, matching wall and base units with siltstone worktop, upstand and window sill, one and a half bowl sink unit with grooved drainer, high level unit housing two single ovens one with a microwave, gas hob with glass splash back, integral fridge freezer and dishwasher, wine fridge, under floor heating and laminate flooring.

Utility Room

8' 5" max x 5' 10" max (2.57m max x 1.78m max)

Double glazed door to side, space for washing machine, tumble dryer, single drainer sink unit, laminate worktop, under floor heating and laminate flooring.

Landing

Access to loft, radiator and carpet as laid.

Bedroom One

11' 6" max x 10' 6" max (3.51m max x 3.20m max)

Double glazed window to front, triple built-in wardrobes, multimedia plate, radiator and carpet as laid.

En Suite

Three piece suite comprising of shower cubicle, wash hand basin and low level flush w/c. Extractor fan, heated towel rail and tiled flooring.

Bedroom Two

11' 11" max x 10' 8" max (3.63m max x 3.25m max)

Double glazed window to front, triple built-in wardrobes, multimedia plate, radiator and carpet as laid.

Bedroom Three

13' 4" max x 8' 1" max (4.06m max x 2.46m max)

Double glazed window to rear, two triple built-in wardrobes, multimedia plate, radiator and carpet as laid.

Bedroom Four

9' 1" max x 12' 8" max (2.77m max x 3.86m max)

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

Bathroom

Three piece suite comprising of bath with shower over, wash hand basin and low level flush w/c. Extractor fan, heated towel rail and tiled flooring.

Loft Room

27' 6" max x 15' 2" max (8.38m max x 4.62m max)

Double glazed window to side, multimedia plate, two radiators and carpet as laid.

Potential to extend into the loft with utilities in place for en suite.

External

Front Garden

Mainly laid to lawn.

Rear Garden

Patio area leading to mainly laid to lawn, side access and access to garage.

Parking

Garage and tandem driveway.

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.





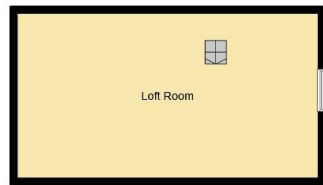




Ground Floor



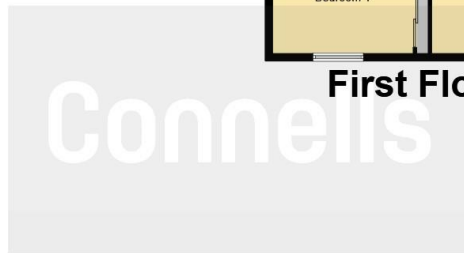
First Floor



Second Floor



Garage



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

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

57 High Street
 CRAWLEY RH10 1BQ

EPC Rating: B

Tenure: Freehold

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