



Connells

Guinevere Road
Ifield Crawley



Property Description

No Onward Chain!

Welcome to this beautifully presented one-bedroom first-floor maisonette located in the sought-after Guinevere Road, Crawley. This delightful property offers a perfect blend of comfort and convenience, making it an ideal home for first-time buyers or those looking to downsize.

Upon entering, you are greeted by the entrance hall with stairs up to the rest of the home. The spacious dining room provides an excellent space for entertaining guests or enjoying meals, leading seamlessly into the bright and airy living room - perfect for relaxation and unwinding after a long day.

The well-appointed kitchen is both functional and stylish, equipped with modern appliances. The generous bedroom is a tranquil retreat, filled with natural light and ample room for furnishings, the bathroom is well appointed to meet your needs.

Additional highlights include allocated parking for two cars, ensuring convenience for you and your visitors. This maisonette is well-presented throughout, offering a move-in ready space that you can personalise to make your own.

Ideally situated close to local amenities, schools, and transport links, this property provides easy access to everything Crawley has to offer. Don't miss your chance to view this delightful home.

Entrance Porch

Carpet as laid

Lounge

13' 3" max x 12' 3" max (4.04m max x 3.73m max)

Double glazed window to front, storage cupboard, radiator and carpet as laid.

Dining Room

9' 4" max x 8' 9" max (2.84m max x 2.67m max)

Radiator and carpet as laid.

Kitchen

5' 10" max x 8' 2" max (1.78m max x 2.49m max)

Double glazed window to side, wall and base units with worktops over, double oven with gas hob and extractor hood. Space for fridge freezer and washing machine. Laminate flooring.

Landing

Carpet as laid

Bedroom One

9' 3" max x 9' 8" max (2.82m max x 2.95m max)

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

Bathroom

Frosted double glazed window to rear, three piece suite comprising of bath with shower over, wash hand basin and low level flush w/c. Stainless steel heated towel rail and tiled flooring.

External

Parking

Allocated parking

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

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

57 High Street
 CRAWLEY RH10 1BQ

EPC Rating: C

Tenure: Leasehold

view this property online connells.co.uk/Property/CWY408426

This is a Leasehold property with details as follows; Term of Lease 99 years from 01 Apr 2011. 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.



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

Property Ref: CWY408426 - 0004