



Connells

Tinsley Lane
CRAWLEY



Property Description

A spacious three bedroom detached property located on the desirable Tinsley Lane. Nestled in a peaceful neighbourhood, this home presents a fantastic opportunity for those looking to create their dream dwelling. The property is in need of full modernisation.

As you enter, you are greeted by a welcoming entrance hall, the generous living room offers a bright and airy space. Additionally, the dining room provides a comfortable setting for family meals and gatherings. The kitchen awaits your vision, offering the foundation for a modern culinary space.

The property boasts three well-proportioned bedrooms. A family bathroom, ready for refurbishment to meet your personal style. Outside, you'll find a generous sized rear garden. Additionally, a convenient lean-to with a workshop area offers extra storage or space for DIY projects.

The property features a driveway and an attached garage and is being sold with no onward chain. Its prime location provides easy access to local amenities, schools and transport links, making it a perfect choice for families and commuters alike.

It is our understanding that the Property is not registered at the Land Registry which is the case with a significant proportion of land across England and Wales. Your Conveyancer will take the necessary steps and advise you accordingly

The sale of this Property is subject to Grant of Probate. Please seek an update from the Branch with regards to the potential timeframes involved.

Entrance Hall

Radiator and laminate flooring

Lounge

13' 3" max x 19' max (4.04m max x 5.79m max)

Double glazed windows to front and side, radiator and carpet as laid

Dining Room

12' 3" max x 9' 9" max (3.73m max x 2.97m max)

Double glazed window to front, radiator and laminate flooring.

Kitchen

9' max x 12' 8" max (2.74m max x 3.86m max)

Double glazed window to rear, double glazed door to side, wall and base units with worktops over, stainless steel single drainer sink unit, electric hob and oven, larder cupboard and tiled flooring.

Landing

Access to loft, airing cupboard and carpet as laid.

Bedroom One

12' 1" max x 11' 11" max (3.68m max x 3.63m max)

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

Bedroom Two

10' 1" max x 10' 8" max (3.07m max x 3.25m max)

Double glazed window to front, double glazed door to balcony, built in wardrobes, radiator and carpet as laid.

Bedroom Three

9' 8" max x 10' 2" max (2.95m max x 3.10m max)

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

Bathroom

Frosted double glazed window to rear, four piece suite comprising of shower cubicle, bath, wash hand basin and low level flush w.c. Carpet as laid.

External

Rear Garden

Mainly laid to lawn

Front Garden

Mainly laid to lawn.

Driveway

Garage

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.

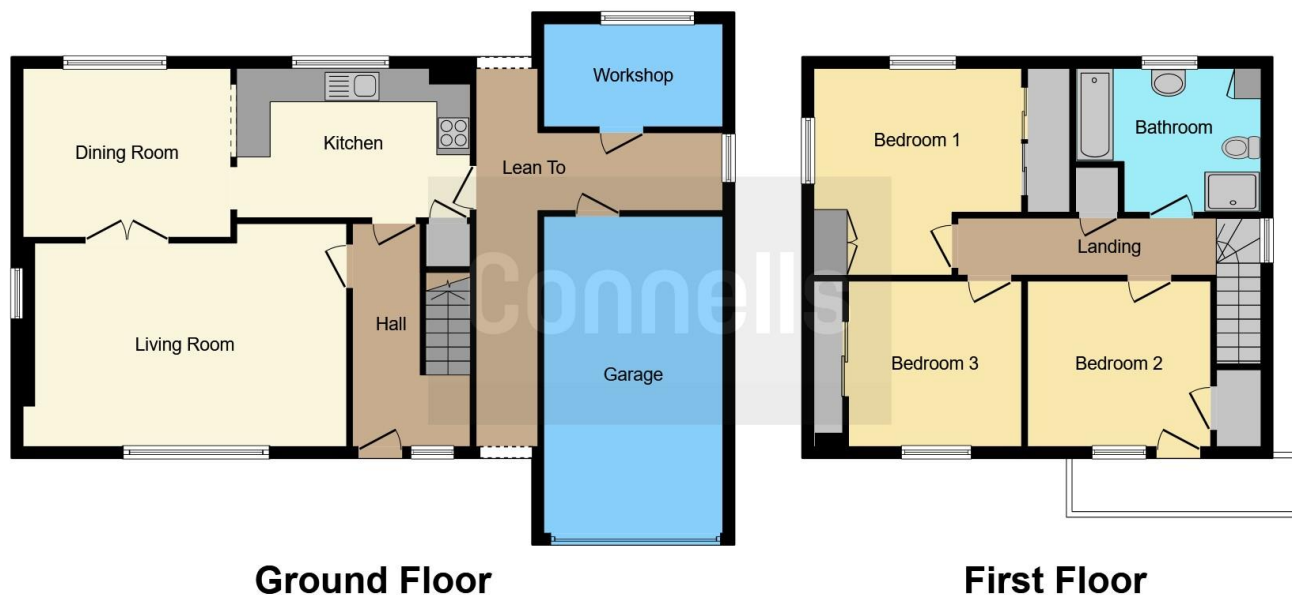
The town centre attracts many people from outside of the area because of local industry, K2 Leisure Centre, Crawley Town FC, shopping, nightlife, leisure complex with Cinema, bowling and a wealth of restaurants. In addition most local primary and secondary schools are rated from good to outstanding,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

Tenure: Freehold

view this property online connells.co.uk/Property/CWY409509



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: CWY409509 - 0002