





## welcome to

# **Deerswood Court Ifield Drive, Crawley**

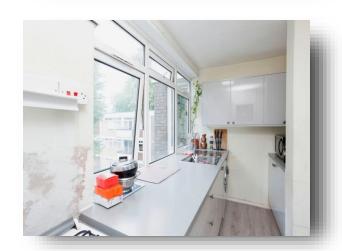
Fox & Sons are delighted to the market this top floor two-bedroom apartment in Crawley. The spacious apartment includes a balcony, communal parking, and two large bedrooms. Short walk to primary schools, local amenities, and transport links to Gatwick.















## Total floor area 72.7 m² (783 sq.ft.) approx

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

#### **Entrance Hall**

## **Lounge / Diner**

17' 2" x 18' 4" ( 5.23m x 5.59m )

#### Kitchen

12' x 8' ( 3.66m x 2.44m )

#### **Inner Hall**

#### **Bedroom One**

10' 1" x 14' 2" ( 3.07m x 4.32m )

#### **Bedroom Two**

8' 9" x 12' (2.67m x 3.66m)

#### **Bathroom**

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## **Deerswood Court Ifield Drive, Crawley**

- Top Floor Apartment
- Two Double Bedrooms
- Spacious Accommodation
- Balcony
- Currently Being Renovated

#### Tenure: Leasehold EPC Rating: C

This is a Leasehold property with details as follows; Term of Lease 125 years from 02 Mar 1982. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

### guide price

£210,000

#### **Property Description**

The spacious top floor apartment comprises of an entrance hall for coats and shoes. The lounge/diner is a generous size, plenty of space for a couple of sofas, furniture and dining room table and chairs. A balcony can be accessed from the lounge. The kitchen is currently being renovated, wall and base units with work-surfaces over, space for oven and washing machine.

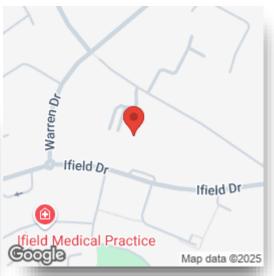
From the lounge there is an inner hall with two large bedrooms with storage cupboards. The bathroom is currently being renovated, WC, wash hand basin and bath.

The development is served by several parking areas and offers garages that are available to rent. A communal area of greenery sits in the middle of the development, offering residents open space to enjoy the summer months.









Please note the marker reflects the postcode not the actual property

## view this property online fox-and-sons.co.uk/Property/CRA110500



Property Ref: CRA110500 - 0003 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 is 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 or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.



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