



Blackwater Lane, Crawley, RH10 7RL

welcome to

Blackwater Lane, Crawley

****Guide Price £700,000-£750,000**** Fox & Sons are delighted to bring to the market this spacious three-bedroom extended bungalow in Pound Hill. The property is ideal for families or those looking for a single-level home with plenty of space and modern amenities.





Total floor area 156.3 m² (1,683 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

welcome to

Blackwater Lane, Crawley

- Extended Three Bedroom Bungalow
- Living Room, Dining Room, Kitchen & Utility Room
- Cloakroom, Family Bathroom & En-Suite To Primary Bedroom
- New Floorings & Roof
- Private Rear Garden

Tenure: Freehold EPC Rating: C

guide price

£700,000-£750,000



Property Description

This bungalow features a charming and modern design with a well-designed layout. The front door opens into a welcoming hallway with ample storage for coats and shoes. Door leading into the cloakroom comprising of a WC and wash basin. The hallway leads to all the living areas, creating a practical flow layout. The dining room comfortably fits a six-seater dining room table and chairs. This space is ideal for family meals and easy access into the kitchen and living room. The living room is adjacent to the dining room accessed through double doors. Bi-folding doors open directly onto the garden, creating a seamless connection to the outdoors. This room is perfect for relaxing and entertaining, with plenty of space for sofas, a coffee table, and a TV unit.

The kitchen is spacious and modern, equipped with high-quality cabinetry, ample counter space, and integrated appliances. It includes a breakfast island/bar, making it a social hub for casual meals or chatting while cooking. The layout is designed for efficiency with plenty of storage and workspace. Located off the kitchen, the utility room provides additional storage and space for laundry appliances, such as a washing machine and dryer. It also offers extra counter space for household chores, keeping the main kitchen clutter-free. From utility room you have access to the lean-to which leads into the rear garden and shed. The bungalow features three generously sized bedrooms, all located on the ground floor for easily accessibility. The master bedroom includes built-in wardrobes and enough space for a king-sized bed and additional furniture. Another benefit is that the master bedroom includes an en-suite comprising of a WC, wash basin and shower cubicle. The other two bedrooms are versatile, suitable for children, guests, or a home office. The family bathroom is a four-piece suite comprising of a WC, wash basin, shower cubicle and bath. The garden is a private oasis, with a decking area perfect for outdoor dining or relaxing. The rest of the garden is mainly laid to lawn with mature shrub borders. A covered area that the sellers are currently housing their hot tub in.



Please note the marker reflects the postcode not the actual property

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Property Ref:
CRA111182 - 0007

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