



Lingfield Road, East Grinstead

Offers In Excess of **£850,000**

**MANSELL
McTAGGART**
Trusted since 1947

Lingfield Road

East Grinstead, West Sussex

A fantastic opportunity to acquire this stunning five bedroom, detached family home which is ideally situated in a sought after area of East Grinstead, close to local schools, and within walking distance to the mainline train station and town centre.

Originating from the early 20th century, this 2469sq ft family home offers characterful accommodation arranged over two floors, an extensive rear garden. This versatile property has had one owner for the past 60 years and would now benefit from modernisation throughout, providing great scope for reconfiguration.

The accommodation briefly comprises: storm porch; reception hallway with under stair storage and fireplace; downstairs cloakroom with low-level WC and wash hand basin; formal dining room with a feature bay window to the front aspect, open fireplace, exposed beams and wooden flooring throughout; living room with a gas fireplace and half moon extension giving 180 degree views of the rear garden; kitchen/breakfast room with a range of wall and base level units, sink and drainer, walk-in larder, views into the garden and a side access door completes the ground floor.

The first floor comprises: master bedroom with fitted wardrobes and a feature bay window to the front aspect; double guest bedroom overlooking the garden; two further double guest bedrooms with fitted wardrobes and a view to the front; an additional guest bedroom with a fitted wardrobe





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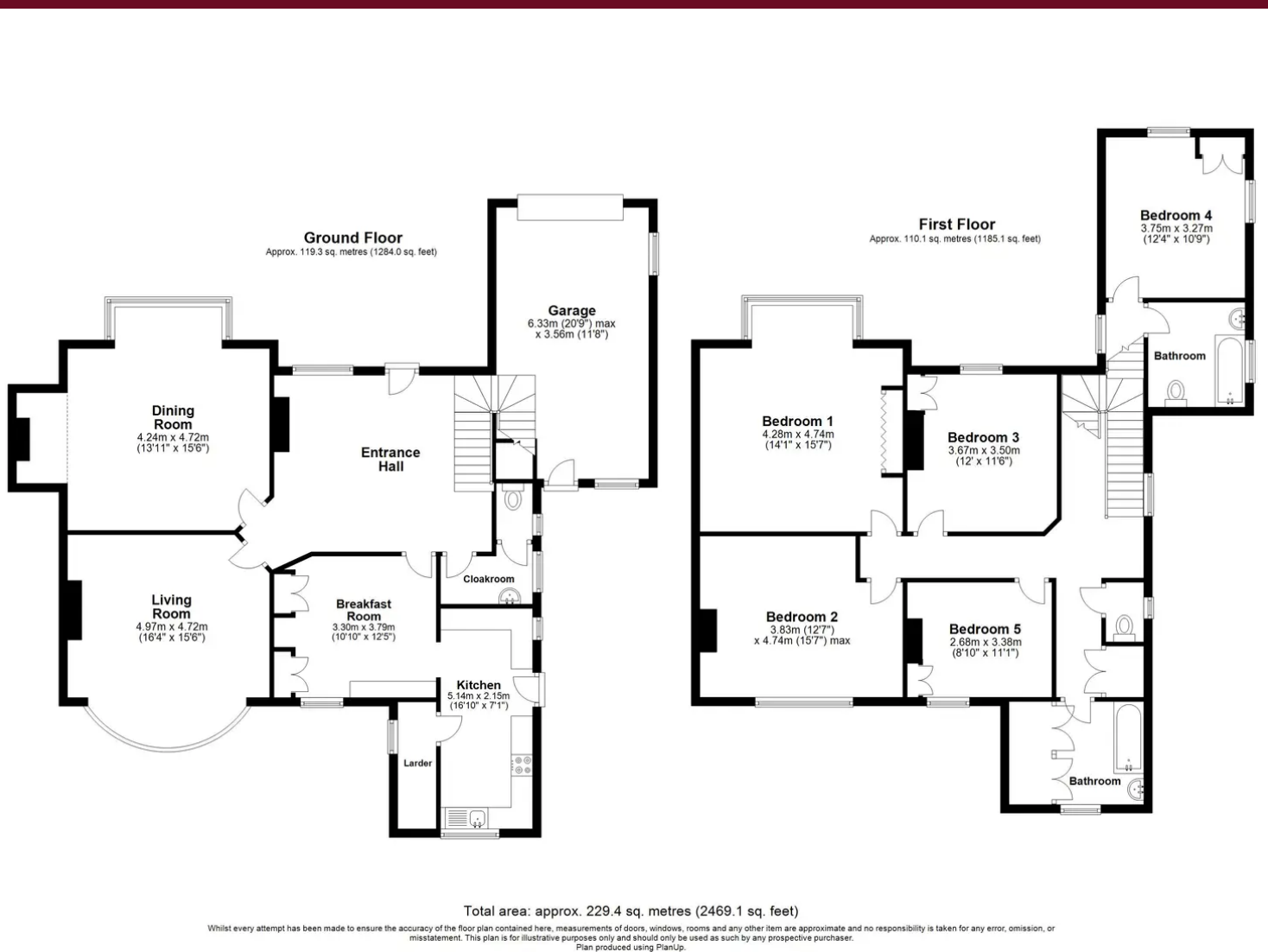
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Council Tax band: G

Tenure: Freehold

- Detached family home
- Edwardian build
- Five bedrooms
- Three reception rooms
- 2469sq ft of living space
- Two family bathrooms
- Secluded South Westerly garden
- Driveway parking & Integral garage
- Walking distance to town centre
- No onward chain!





Mansell McTaggart East Grinstead

Mansell Mctaggart Ltd, 52 London Road – RH19 1AB

01342 311711

eastgrinstead@mansellmctaggart.co.uk

www.mansellmctaggart.co.uk/branch/eastgrinstead/

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