



Farringdon House Wood Street, East Grinstead

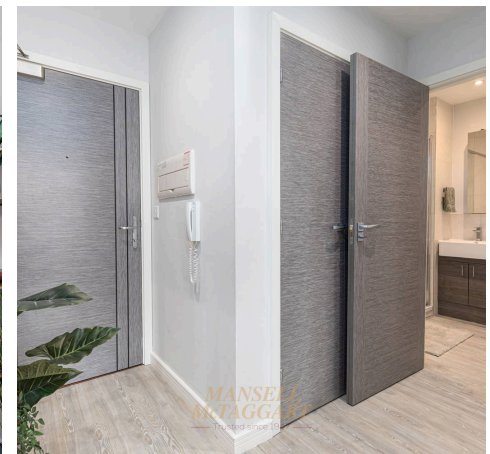
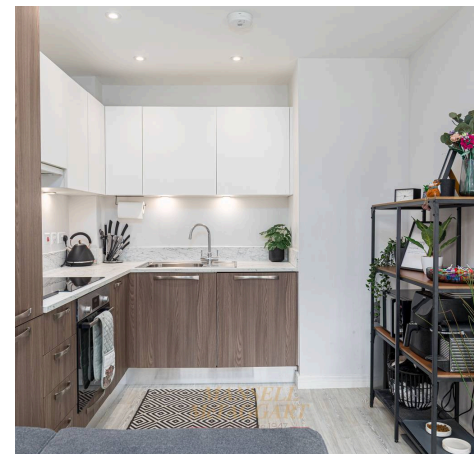
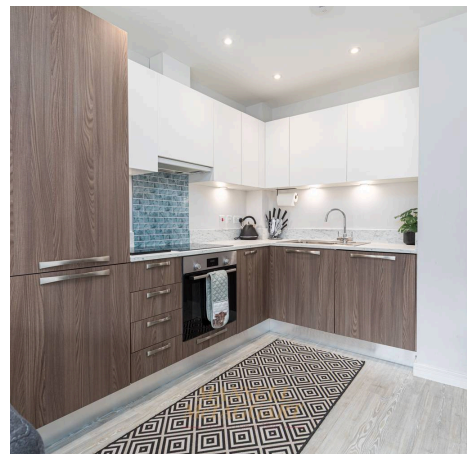
Offers in Region of £220,000

**MANSELL
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Farringdon House Wood Street, East Grinstead

A well presented, modern one bedroom, third floor apartment. Ideally situated within a short walking distance to East Grinstead town centre, mainline train station and 24h shop. This property offers nearly 500sqft and benefits from a long lease and allocated parking.

The living accommodation includes but is not limited to: - Allocated parking space - Intercom system - Lift access - Entrance hall with large storage cupboard suitable for washing machine - Open plan living area with modern fitted kitchen with a range of wall and base level units - Built in full size dishwasher and fitted appliances - Four ring induction hob - Electric oven - Juliet balcony - Master bedroom with mirrored fitted wardrobes - Bathroom with large walk in shower with overhead and detachable shower heads Lease information:





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Tenure - Leasehold

Length of lease - 127 years from the 1st October 2019

Ground rent - £209 per annum

Service charge - £750.65 every 6 months

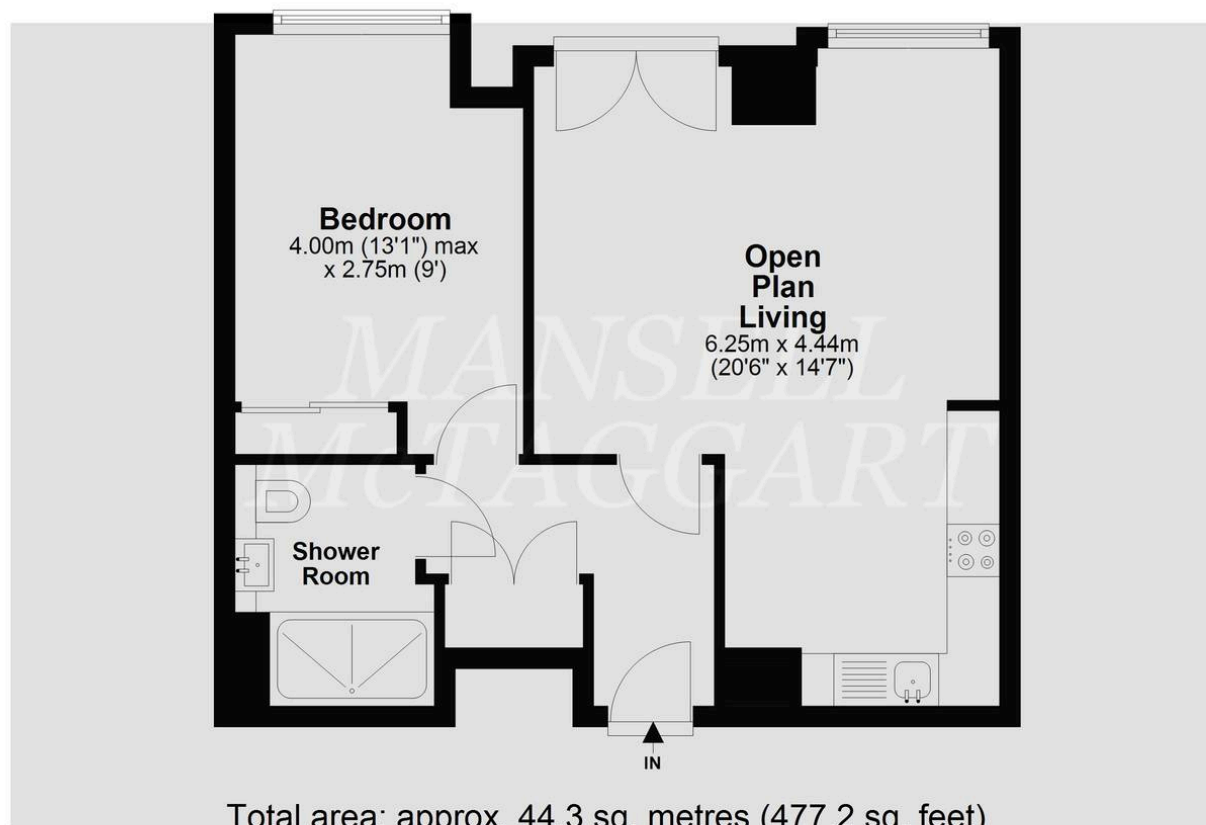
Council Tax band: A

- 3rd Floor apartment
- One bedroom
- Modern and well presented
- Modern fitted kitchen with integrated appliances
- Built in 2021
- 6/7 years left on a NHBC build warranty
- Long lease
- 1 allocated parking space
- Intercom system with lift access to all floors
- Short walk to East Grinstead high street and mainline train station



Third Floor

Approx. 44.3 sq. metres (477.2 sq. feet)



Whilst every attempt Has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms, and any other item are approximate, and no responsibility is taken for any error, omission, or misstatement. This plan is for illustrative purposes only, and should only be used as such by any prospective buyer.

Plan produced using PlanUp.

Mansell McTaggart East Grinstead

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