



Worsted Lane, East Grinstead
Offers in excess of £780,000

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Worsted Lane

East Grinstead

An attractive link detached family home which is being offered to the market with no onward chain and would benefit from some improvement and updating. This property offers 2450sq ft of living space, and is located on a sought after lane and further benefits from an area containing an additional living room/5th bedroom, kitchenette and bathroom, which would be perfect as a self contained living area. (subject to restricted mortgage lending)

The living space briefly comprises: Entrance porch; reception hall; triple aspect living room; dining room with French doors opening to the garden; fitted kitchen with a range of wall and base units plus door to the garden; breakfast area and useful utility area. A downstairs cloakroom concludes the ground floor.

On the first floor, there is master bedroom with a dressing room and fitted wardrobes; 2 double guest bedrooms with fitted wardrobes; a further double bedroom, a family bathroom and a shower room. In addition, there is a 5th bedroom which has been previously utilised as a self contained living area, with access to a kitchenette and bathroom.





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Externally, there is driveway parking for multiple vehicles leading to the integrated garage, flanked by an area of lawn. To the rear of the property, there is a further large expanse of lawn and a patio area with seclusion provided by hedge, shrub and tree borders.

Council Tax band: F

Tenure: Freehold

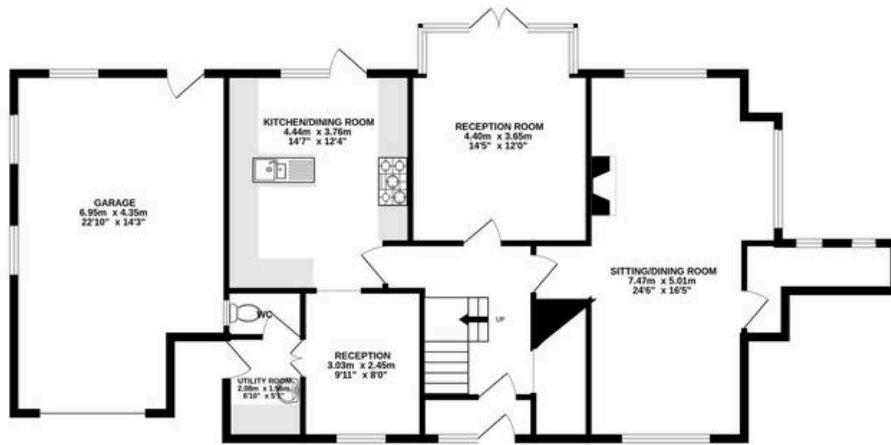
Council Tax band: F

Tenure: Freehold

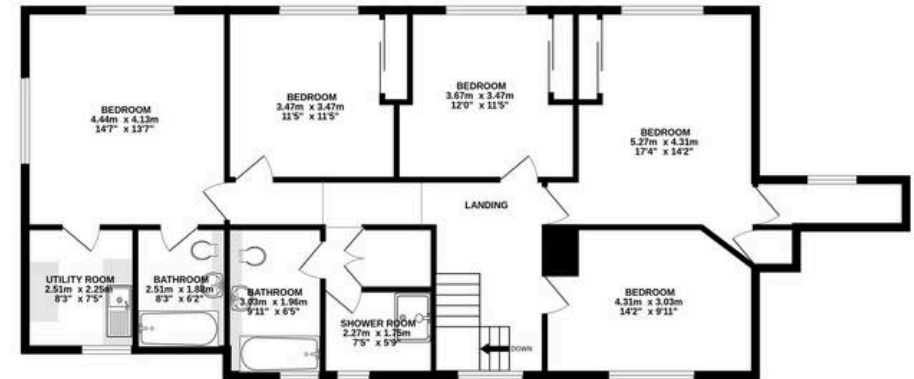
- Link detached family home
- 5 bedrooms & 3 reception rooms
- 2450 sq ft of living space
- 2 bathrooms, shower room and DSWC
- Attractive and mature gardens
- Garage
- Driveway parking
- Requires modernisation and improvement
- Sought after location
- Vacant possession



GROUND FLOOR
115.0 sq.m. (1238 sq.ft.) approx.



1ST FLOOR
112.6 sq.m. (1212 sq.ft.) approx.



TOTAL FLOOR AREA : 227.6 sq.m. (2450 sq.ft.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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