



Commonwealth Drive
Three Bridges, West Sussex RH10 1AH

Guide Price £230,000

*** Guide price £230,000-£240,000 ***

Astons are pleased to offer this spacious first floor two bedroom apartment to the market. The property is located in the popular Pembroke Park development, which is ideally situated between Three Bridges and Crawley train stations, and is close to the town centre with it's range of amenities, shops and entertainment. The flat has a good sized living room with open plan kitchen and benefits from gas radiator heating, two double bedrooms, communal gardens to the rear and an allocated parking space.



Hallway

Personal front door, double glazed window to the side, radiator, wood effect flooring, intercom entry system, two cupboards, doors to:



Lounge/Dining Room

Double glazed window to the front, wood effect flooring, radiator, open through to:

Kitchen

Range of base and eye level units with work surfaces over and tiled splash backs, inset stainless steel sink with a mixer tap and drainer, built in stainless steel oven and four gas hob over and extractor fan above, space for a fridge/freezer and washing machine, gas fired boiler.

Bedroom One

Double glazed window to the front, radiator, recessed clothes hanging space.



Bedroom Two

Double glazed window to the rear overlooking the gardens, radiator recessed clothes hanging space.



Bathroom

White suite comprising a panel enclosed bath with a mixer tap and shower unit above and glass screen, pedestal hand basin, wc, part tiled walls, shaver point, heated towel rail.

Allocated Parking Space

There is an allocated parking space located nearby.

Communal Gardens

The gardens are located to the rear of the property and comprise a patio terrace with pagoda over, lawned area and dwarf hedging.



Disclaimer

Please note in accordance with the Property Misdescriptions Act, measurements are approximate and cannot be guaranteed. No testing of services or appliances included has taken place. No checking of tenure or boundaries has been made. We are unaware whether alterations to the property have necessary regulations or approvals.

Referral Fees - We offer our customers a range of additional services, none of which are obligatory, and you are free to use service providers of your choice.

Should you choose a provider recommended by Astons, we will receive the following fees with the addition of VAT at the prevailing rate

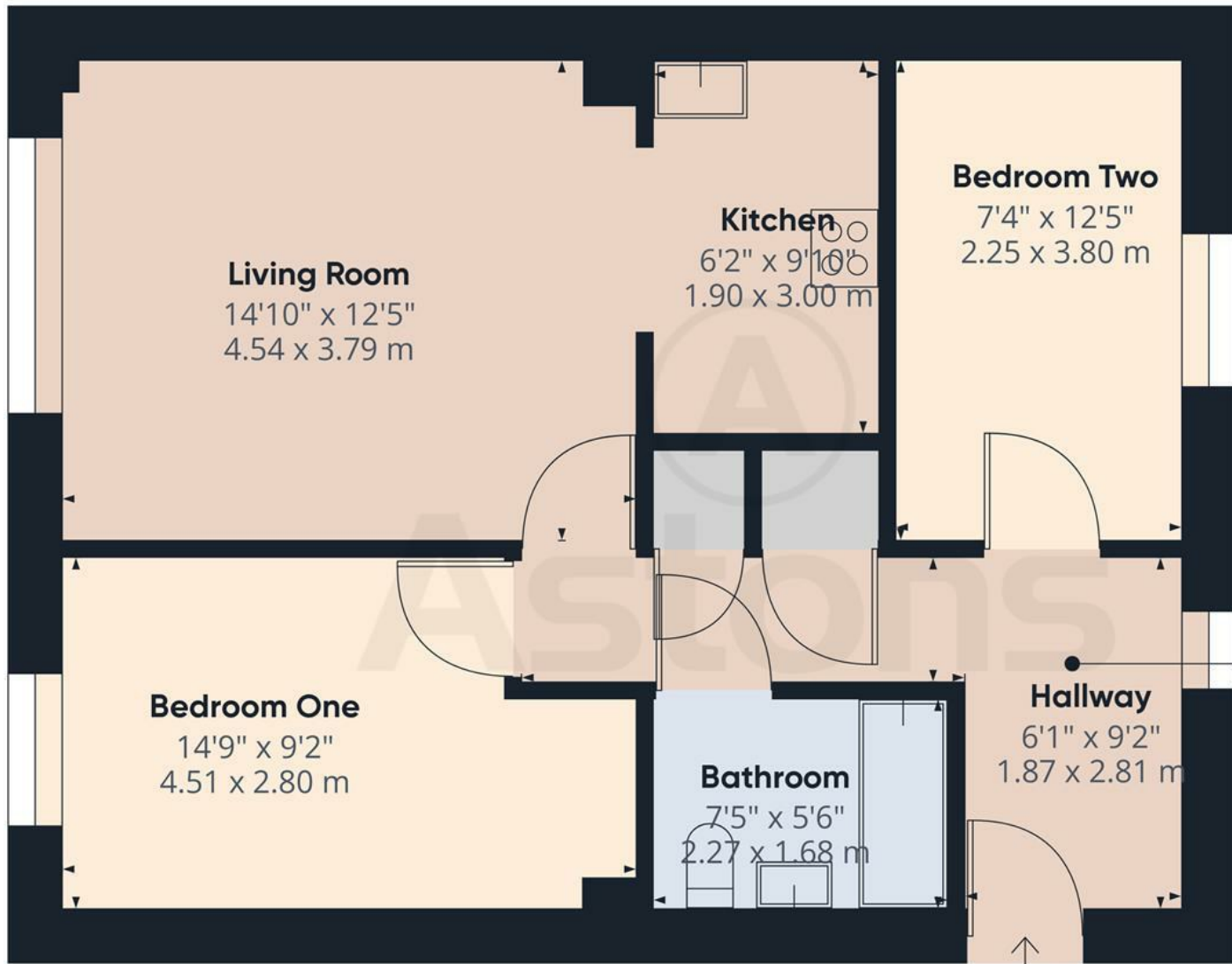
Conveyancing - Lewis & Dick £150 per transaction

- Open Convey panel £150 per transaction

Mortgages - Finance Planning Group procurement fees from mortgage lenders which vary by lender. Customers will receive confirmation of these fees upon instruction and again as soon as the exact amounts are known.







Approximate total area⁹⁾
630.91 ft²
58.61 m²

Hallway
11'3" x 3'5"
3.44 x 1.06 m

Energy Efficiency Rating			Environmental Impact (CO ₂) Rating		
	Current	Potential		Current	Potential
Very energy efficient - lower running costs			Very environmentally friendly - lower CO ₂ emissions		
(92-100) A			(81-91) A		
(81-91) B			(69-80) B		
(69-80) C			(55-68) C		
(55-68) D			(39-54) D		
(39-54) E			(21-38) E		
(21-38) F			(1-20) F		
(1-20) G			Not environmentally friendly - higher CO ₂ emissions		
Not energy efficient - higher running costs			Not environmentally friendly - higher CO ₂ emissions		
England & Wales EU Directive 2002/91/EC			England & Wales EU Directive 2002/91/EC		