



Perryfield Road
Crawley, West Sussex RH11 8AA

£610,000

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Astons are delighted to market this charming four bedroom family home, conveniently situated within walking distance of the town center and Crawley train station. Inside this well loved property features a light and airy living room, a fitted kitchen, a refitted shower room, four excellent size bedrooms and a fitted bathroom. To the rear is a larger than average enclosed garden, to the front is a driveway offering parking for two vehicles and a garage. This property is offered to market with no onward chain. Tenure Freehold, Council Tax Band 'F'.

Entrance Hallway

Obscure double glazed front door opening to entrance hallway which features wood effect laminate floor, radiator, stairs to first floor landing, access to airing cupboard, doors to:

Living Room

Double glazed bay windows to front aspect, radiator, coving, wood effect laminate floor, opening to:

Dining Room

Double glazed windows to side aspect, radiator, wood effect laminate floor, sliding door to:

Kitchen

Fitted with a range of units at base and eye level, space, power and plumbing for washing machine and dishwasher, integrated cooker, stainless steel sink with mixer-tap and drainer, tiled walls, tile effect vinyl floor, access to larder, double glazed windows to rear aspect, double glazed patio door to rear garden.

Bedroom Three

Double glazed windows to front aspect, radiator, wood effect laminate floor, access to in-built wardrobe.

Bedroom Four

Double glazed windows to rear aspect, radiator, wood effect laminate floor, access to in-built wardrobe.

Shower-Room

Refitted white three piece suite comprising of w/c, wash hand basin with

mixer-tap and under counter unit, w/c, walk in shower with shower unit, heated towel rail, obscure double glazed window to rear aspect, feature panel walls, wood effect laminate floor,

Landing

With access to loft space, radiator, doors to:

Bedroom One

Double glazed windows to rear aspect, radiator, access to in-built cupboards.

Bedroom Two

Double glazed windows to front aspect, radiator, access to in-built cupboards.

Bathroom

Suite comprising of w/c, enclosed bathtub with shower unit, wash hand basin with pedestal, radiator, part tiled walls, obscure double glazed window to rear aspect.

To The Rear

Patio area adjacent to property with outside tap and larger than average lawn garden.

To The Front

Driveway offering parking for two vehicles, access to garage.

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.



