



Vanbrugh Close
Bewbush, West Sussex RH11 8FA

£169,950

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Astons are pleased to market this one bedroom flat located conveniently on Vanbrugh Close, Bewbush. This delightful property offers a perfect blend of comfort and convenience, making it an ideal choice for individuals or couples seeking a cosy home.

Upon entering, you will find a well-appointed reception room that provides a warm and inviting space for relaxation or entertaining guests. The flat features one spacious bedroom, the bathroom is modern and functional.

Its location in Bewbush is particularly advantageous, with easy access to local amenities, parks, and fast way buses, making it simple to explore the surrounding areas.

This flat is perfect for those looking to enjoy a comfortable living space in a friendly community. Whether you are a first-time buyer or seeking a rental opportunity, this property presents an excellent option. The property is offered with no onward chain.

Entrance Hall

Wood laminate flooring, phone entry system, storage cupboard, airing cupboard, radiator, door to;

Lounge

Double glazed windows to front and rear aspects, radiators, door to;

Kitchen

Fitted with a range of floor and eye level units, work tops over and stainless steel sink with drainer, space for cooker with tiled splash back and extractor hood, space for fridge/freezer, space and plumbing for washing machine, double glazed window to rear aspect, radiator, vinyl flooring.

Bedroom

Double glazed window to rear, radiator.

Bathroom

White suite comprising of w/c, panel enclosed bath with electric shower and shower curtain, hand basin, obscured double glazed window to rear, vinyl flooring, part tiled walls.

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 £200 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.

Anti Money Laundering

In accordance with the requirements of the Anti Money Laundering Act 2022, Astons Sales and Lettings Ltd. mandates that prospective purchaser(s) who have an offer accepted on one of our properties undergo identification verification. To facilitate this, we utilise MoveButler, an online platform for identity verification. The cost for each identification check is £20, including VAT charged by MoveButler at the point of onboarding, per individual (or company) listed as a purchaser in the memorandum of sale. This fee is non-refundable, regardless of the circumstances.



