

Guide Price
£750,000 -
£700,000

Garnham
H Bewley

Dunnings Road, East Grinstead



- Extended Detached Home
- Four Bedrooms
- Kitchen/Breakfast Room
- Lounge and Dining Area
- Sun Room
- Two Bathrooms
- Garage and Driveway
- No Onwards Chain

For further information contact Garnham H Bewley:

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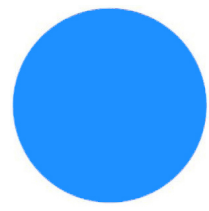
Meadway, Dunnings Road, East Grinstead, West Sussex RH19 4AB

Guide Price £700,000 to £750,000. Garnham H Bewley are pleased to present to the market this deceptively spacious four bedroom detached home which has had various extensions over the years to provide a versatile living space ideal for anyone looking to put their own stamp on a family home. This is the first time this home has been on the market and the accommodation currently boasts kitchen/breakfast room, lounge, dining area, sun room, three bedrooms and family bathroom to the ground floor and a further bedroom and bathroom to the first floor. Outside the beautiful gardens surround the property offering a great space for all the family and to the rear there is the detached garage and driveway parking. This family home is offered to the market with no onwards chain and internal viewings come highly recommended to fully appreciate this great example of a detached home.

The ground floor consists of front door in to the side of the property into the entrance hall with stairs leading to the first floor. The kitchen/breakfast room has been fitted with a range of wall and base level units with areas of work surfaces, sink with drainer, integrated oven, electric hob, space for fridge/freezer, dishwasher, washing machine and double aspect windows. The lounge has double aspect windows and is open plan to the dining area which has a window to the front and door leading into the kitchen. The sun room enjoys double aspect windows and patio doors leading onto the garden. Bedrooms two and three are both situated to the rear of the property with fitted wardrobes and bedroom three is set to the side aspect with fitted wardrobe and window. There is also the family bathroom which has been fitted with a panel enclosed bath with shower point and glass screen, wash hand basin, low level W.C., heated towel rail and window to the side aspect.

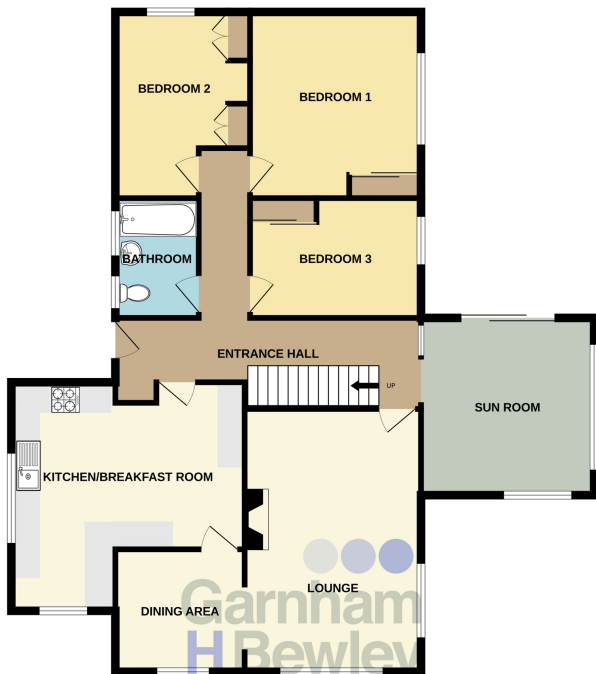
The first floor consists of the fourth bedroom with a bay window to the side aspect and access to eves storage cupboard. The bathroom to the floor has been fitted with a panel enclosed bath with mixer taps, wash hand basin, low level W.C., radiator and bay window to the side aspect. There is also a door leading through to the large sized loft from the landing.

Outside the garden spreads from the front, side and rear of the property with a range of mature shrubs and borders, various stretches of lawn, summer house to the rear and also access to the detached garage which has a door to the side and driveway parking to the front.



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GROUND FLOOR
1219 sq. ft. (113.2 sq.m.) approx.



Accommodation

Ground Floor Entrance Hall

Kitchen/Breakfast Room
16' 2" x 11' 7" (4.93m x 3.53m)

Lounge
18' 2" x 12' 3" (5.54m x 3.73m)

Dining Area
8' 11" x 8' 6" (2.72m x 2.59m)

Sun Room
12' 3" x 12' 0" (3.73m x 3.66m)

Bedroom 1
12' 10" x 11' 10" (3.91m x 3.61m)

Bedroom 2
12' 10" x 9' 1" (3.91m x 2.77m)

Bedroom 3
11' 10" x 8' 5" (3.61m x 2.57m)

Family Bathroom
8' 3" x 5' 9" (2.51m x 1.75m)

First Floor Landing

Bedroom 4
17' 3" x 7' 8" (5.26m x 2.34m)

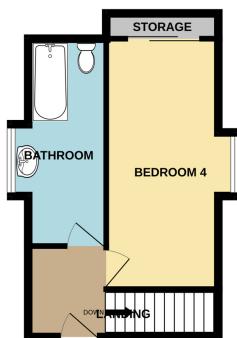
Bathroom
14' 2" x 4' 1" (4.32m x 1.24m)

Outside
Front, Side and Rear Garden

Garage

Driveway

1ST FLOOR
296 sq.ft. (27.5 sq.m.) approx.



TOTAL FLOOR AREA: 1515 sq.ft. (140.7 sq.m.) 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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