



HUNTERS[®]
HERE TO GET *you* THERE

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London Road, East Grinstead, RH19

Guide Price £205,000



Guide Price - £205,000 to £215,000

Hunters are pleased to exclusively market this wonderful apartment of one or two bedrooms, dependant on how you would like to use the available space. Located in the town centre this property is perfect for those that like to be in the thick of things with everything East Grinstead has to offer on your doorstep and the train station just a short walk away..

With high ceilings and large sash windows this flat offers a feeling of space and light throughout. The kitchen/diner is well stocked with an abundance of units and integrated appliances as well as plenty of space for a dining table or seating area. The main bedroom is to the rear of the building and overlooks the communal decked garden. The bathroom is fully tiled and wonderfully finished and the remaining room is currently a multi-functional space that could either be used as the second double bedroom, a separate living area or anything in between!

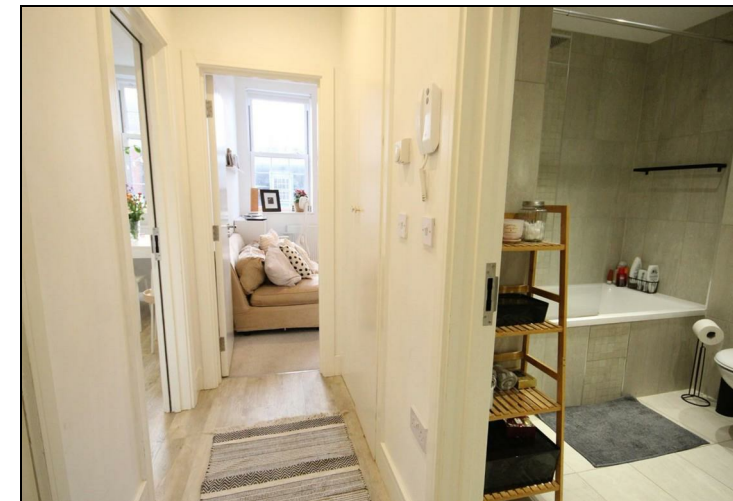
Externally there is a communal urban garden, perfect for those long summer evenings ahead as well as a cycle storage facility. For more information or to arrange a viewing, please contact Hunters today!

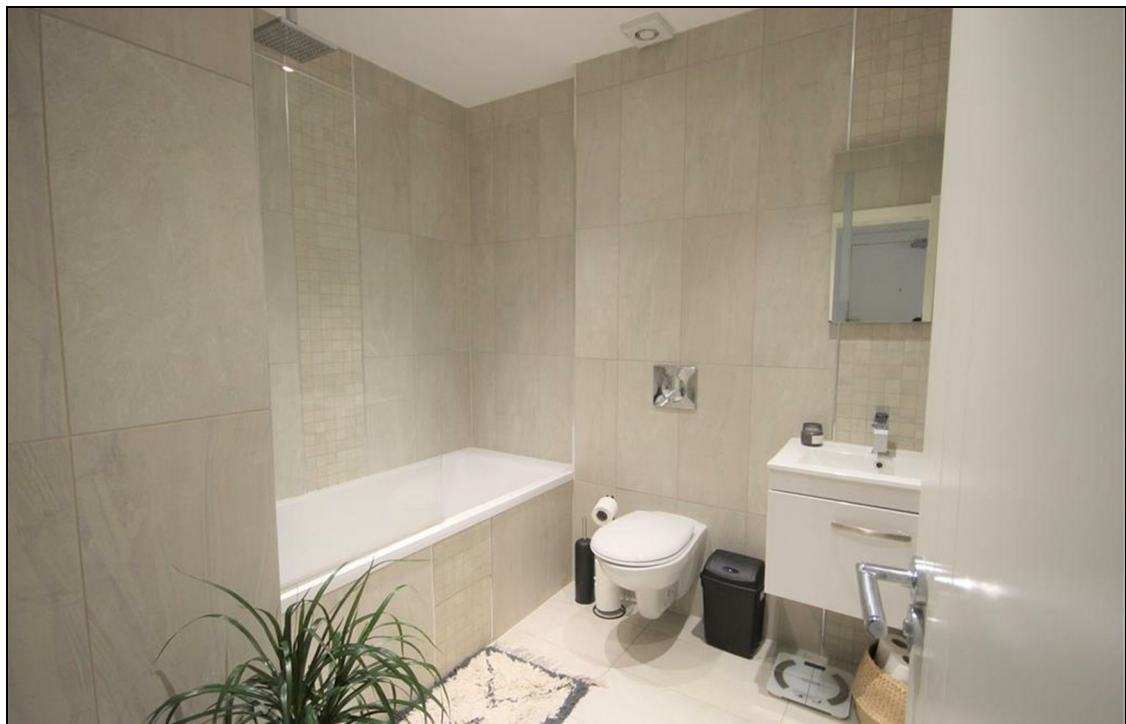
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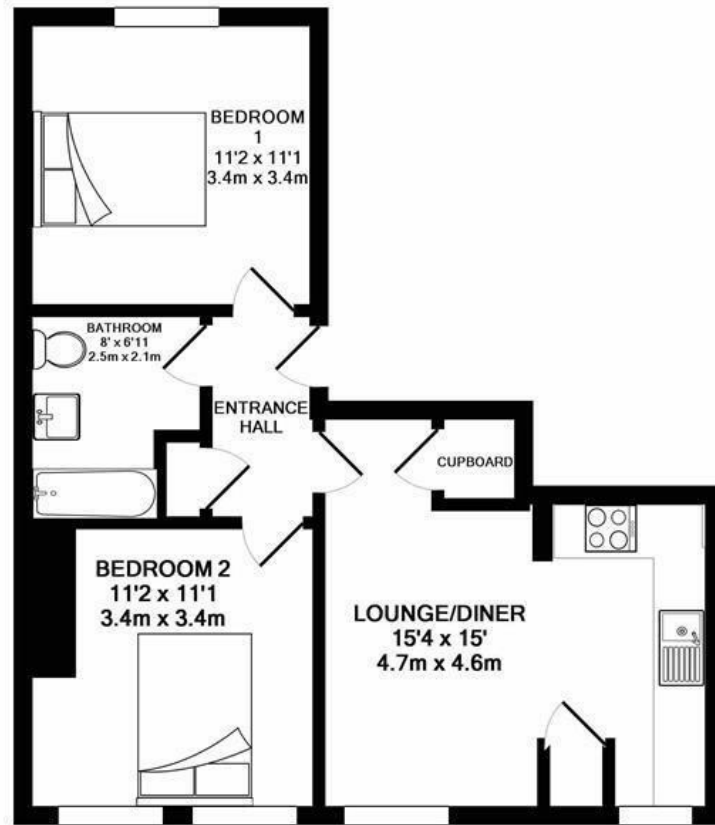


KEY FEATURES

- STYLISH APARTMENT
- ONE / TWO BEDROOMS
- MODERN KITCHEN/DINER
- GORGEOUS BATHROOM
 - TOWN CENTRE
- COMMUNAL URBAN GARDEN
 - GAS CENTRAL HEATING
- GUIDE - £205,000 TO £215,000



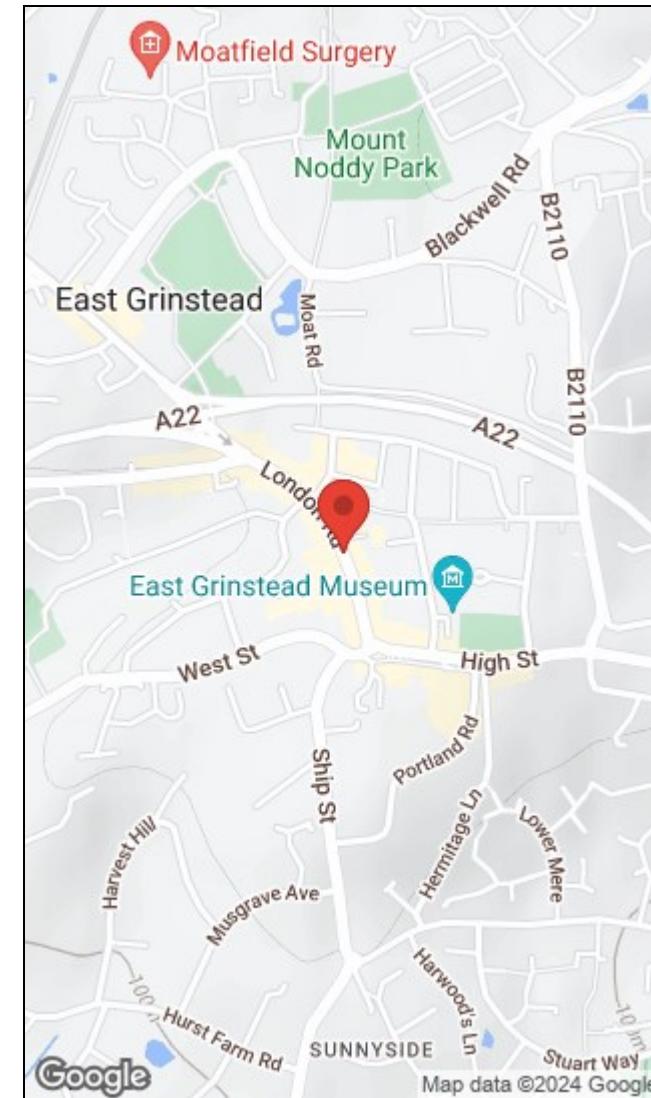




TOTAL APPROX. FLOOR AREA 531 SQ.FT. (49.4 SQ.M.)

Whilst every attempt has been made to ensure the accuracy of the floor plan 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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Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
		71	71
England & Wales		EU Directive 2002/91/EC	

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

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