



Brock Road, Langley Green, Crawley, RH11 7PS

Offers in excess of £350,000

Welcome to this charming property located in Langley Green, Crawley. This delightful house boasts a large reception room, perfect for relaxing with family and friends. With three bedrooms, there's ample space for a growing family or for those who enjoy having a guest room or a home office.

The property features a well-maintained refitted shower room, ensuring convenience and comfort for all residents. The refitted kitchen adds a modern touch to the home, making cooking and dining a pleasurable experience.

This older property offers replacement double glazed windows not only enhance the aesthetic appeal of the house but also provide energy efficiency and sound insulation.

With a driveway to the front, parking will never be an issue for you and your guests. The radiator heating system ensures warmth and comfort during the colder months, creating a cosy atmosphere throughout the house.

This property is offered with no chain, making the buying process smoother and quicker for potential homeowners. Don't miss out on the opportunity to own this lovely home in Langley Green. Contact us today to arrange a viewing and make this house your own!

Offers In Excess Of £350,000 Freehold

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- No Chain
- Refitted Kitchen
- Rear Garden
- 3 bedrooms
- Refitted Shower Room
- Driveway
- Living Room
- Radiator Heating & Double Glazed Windows

Entrance Hall

Separate Toilet

Living Room

22'1" x 9'4" (6.75 x 2.87)

Outside

Enclosed Rear Garden

Refitted Kitchen

16'3" x 9'4" (4.97 x 2.87)

Driveway

Stairs to first floor Landing

Bedroom 1

11'6" x 8'9" (3.53 x 2.69)

Bedroom 2

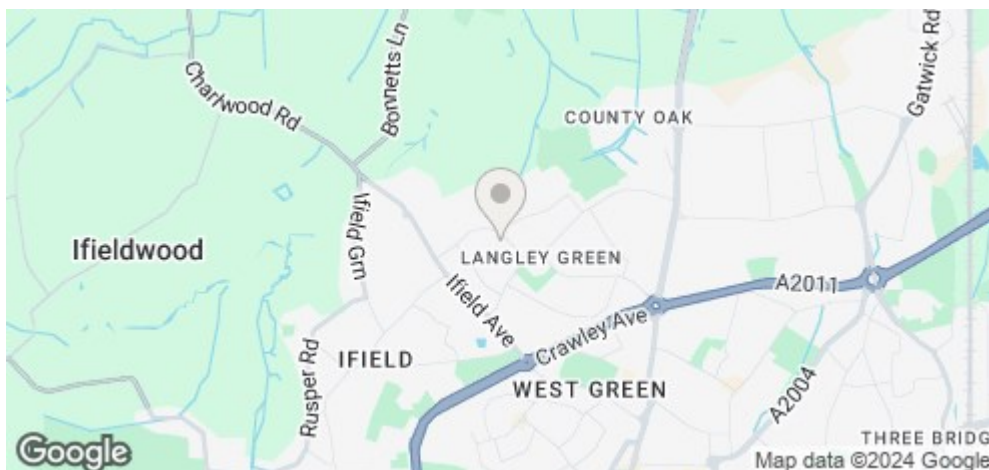
10'7" x 8'9" (3.23 x 2.68)

Bedroom 3

8'6" x 4'10" (2.60 x 1.49)

Refitted Shower Room

Council Tax Band: C





Floor Plan



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

Branch Address: 2 Brittingham House Orchard Street, Crawley, West Sussex, RH11 7AE

Tel: 01293 552388

Email: sales@taylor-robinson.co.uk

www.taylor-robinson.co.uk

Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		85
(69-80) C	70	
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	