



Eden Road, Gossops Green, Crawley, RH11 8LZ

Nestled in the charming area of Gossops Green, Crawley, this beautifully presented and extended staggered mid-terrace house offers a delightful blend of comfort and convenience. With three spacious reception rooms, this home provides ample space for both relaxation and entertaining. The ground floor extension enhances the living experience, featuring a family room, an enlarged kitchen that is perfect for culinary enthusiasts, as well as a useful shower room for added practicality.

The property boasts three well-appointed bedrooms, ensuring that there is plenty of room for family or guests. The two bathrooms cater to the needs of a busy household, making morning routines a breeze. Outside, the enclosed rear garden offers a private sanctuary, ideal for enjoying sunny afternoons or hosting gatherings.

Parking is a notable advantage, with space available for vehicles, providing ease and accessibility. The location is particularly appealing, being in close proximity to local shops and schools, making daily errands and family life convenient. Additionally, the nearby Ifield's mill pond and open spaces offer lovely opportunities for leisurely walks and outdoor activities.

For those who rely on public transport, the Fastway bus service is conveniently close, ensuring easy access to the wider Crawley area and beyond. This property is a wonderful opportunity for anyone seeking a well-rounded family home in a friendly community.

£395,000 Freehold

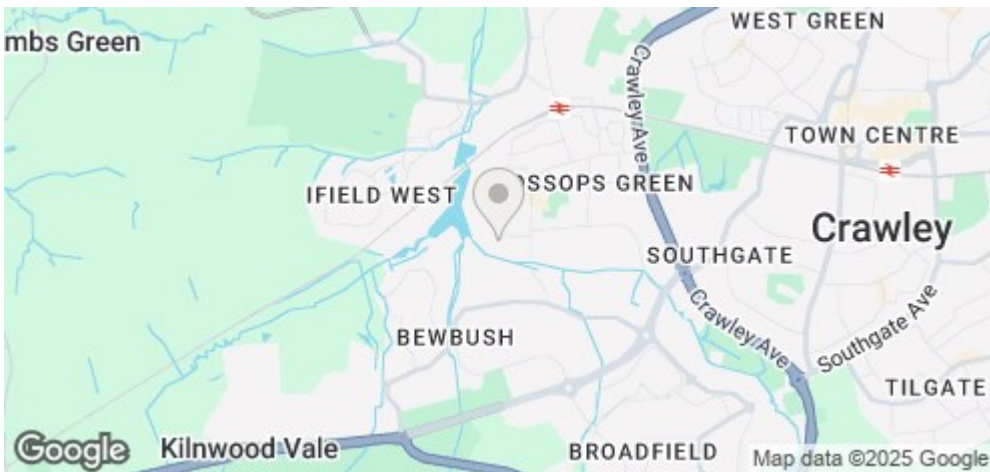
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- Extended 3 Bedroom House
- Double Glazed Windows & Radiator Heating
- Close to open spaces of Ifield's Mill Pond
- Ground floor extension providing Family Room & Downstairs Shower Room
- Enclosed Rear Garden
- Easy access to shops, schools and Fastway buses
- Refitted Kitchen & Bathroom
- Large Driveway

| | |
|-------------------------------|------------------------------|
| Entrance Porch | Bedroom 1 |
| Entrance Hall | 11'9" x 10'11" (3.59 x 3.33) |
| Living Room | Bedroom 2 |
| 11'6" x 10'7" (3.51 x 3.23) | 10'8" x 9'10" (3.27 x 3.02) |
| Kitchen / Dining Room | Bedroom 3 |
| 18'8" x 9'11" (5.71 x 3.04) | 8'10" x 7'8" (2.71 x 2.34) |
| Utility Room | Bathroom |
| 7'6" x 4'3" (2.31 x 1.31) | Outside |
| Family Room | Rear Garden |
| 11'10" x 10'9" (3.62 x 3.29) | Driveway |
| Shower Room | |
| 5'2" x 4'2" (1.58 x 1.29) | |
| Stairs to first floor Landing | |

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 firms employment has the authority to make or give any representation or warranty in respect of the property.

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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 | | |
| England & Wales | EU Directive 2002/91/EC | |