



Ferndown, Pound Hill

Guide Price £300,000 – £325,000

**MANSELL
McTAGGART**
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- Mid-terrace home
- Two bedrooms
- Well presented throughout
- Living/dining room
- Located in the popular residential area of Pound Hill
- Direct bus links to Gatwick Airport
- Landscaped rear garden
- Allocated parking space
- 100% mortgage may be available – speak to our recommended Finance Planning Mortgage Adviser to check eligibility
- Council Tax Band 'C' and EPC 'C'

A well-presented two-bedroom mid-terraced home, situated within the popular residential area of Pound Hill and within easy reach of both Gatwick Airport and Three Bridges mainline railway station.

The property briefly comprises an entrance leading into the main living/dining room, which offers plenty of space for a sofa and dining table and chairs. The fitted kitchen overlooks the rear garden and features a range of wall and base units, space for a freestanding oven, plumbing for a washing machine, and a patio door providing access to the garden.





Upstairs, there is a main double bedroom overlooking the front of the property, with a useful over-stairs storage cupboard. The second bedroom provides space for a single bed and wardrobe. The family bathroom is fitted with a panelled bath with glass shower screen and shower over, pedestal wash hand basin and low-level W.C.

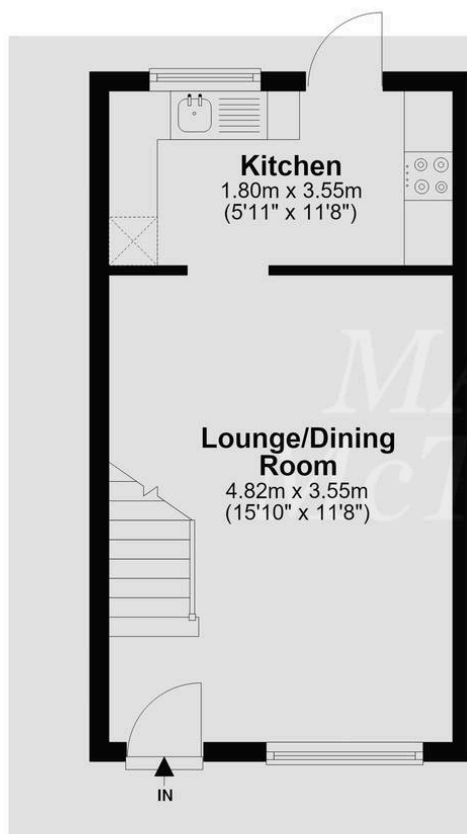
To the front of the property is a low-maintenance garden, laid with paving slabs and enclosed by a picket fence. Gated side access leads to the landscaped rear garden, which features a decked area adjoining the property and a pathway leading to the rear, where there is a second patio/BBQ area and shed. The remainder of the garden is laid with artificial grass. An allocated parking space is located to the side of the home.

Overall, this well-presented home offers comfortable accommodation, a low-maintenance garden and excellent transport links, making it an ideal choice for first-time buyers, couples or investors alike.



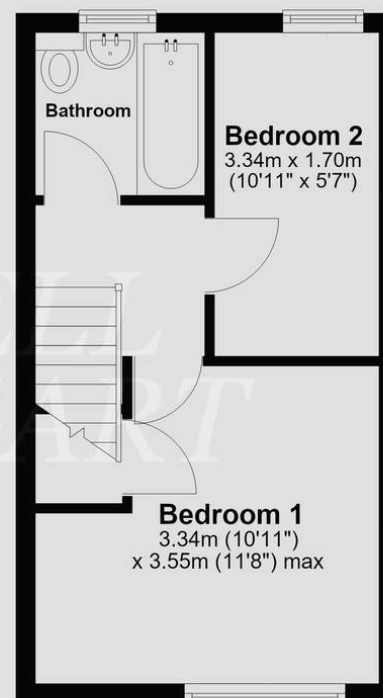
Ground Floor

Approx. 23.9 sq. metres (256.8 sq. feet)



First Floor

Approx. 24.0 sq. metres (258.4 sq. feet)



Total area: approx. 47.9 sq. metres (515.2 sq. feet)

Whilst every attempt Has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms, and any other item are approximate, and no responsibility is taken for any error, omission, or misstatement. This plan is for illustrative purposes only, and should only be used as such by any prospective buyer.
Plan produced using PlanUp.

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