

The Larches, East Grinstead

Offers in Region of **£775,000**

MANSELL McTAGGART
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The Larches

East Grinstead

This four bedroom, detached family home is offered to the market with no onward chain! This property offers over 1,900 sq ft of versatile living space and is situated within walking distance to East Grinstead town centre and close proximity to the M23, M25 and Gatwick Airport. The property benefits from a mature front and rear garden, a double garage and driveway, making it ideal for family living.

The ground floor briefly comprises: Entrance hall with understairs cupboard; cloakroom with low level WC and wash hand basin; living room with a gas fire and a triple aspect including French doors leading to the garden; modern fitted kitchen with a range of wall and base units, double oven, four ring gas hob and doors leading to the rear garden; dining room overlooking the garden; a snug living space completes the downstairs living accommodation.

The first floor briefly comprises: Landing with access to the loft space and an airing cupboard; master bedroom with a rear aspect, fitted wardrobes and an ensuite with a bath and overhead shower, a shower cubicle, low level WC and a wash hand basin; double guest bedroom with a frontal aspect and fitted wardrobes and a further double bedroom with rear aspect and fitted wardrobes. A single bedroom completes the upstairs living.















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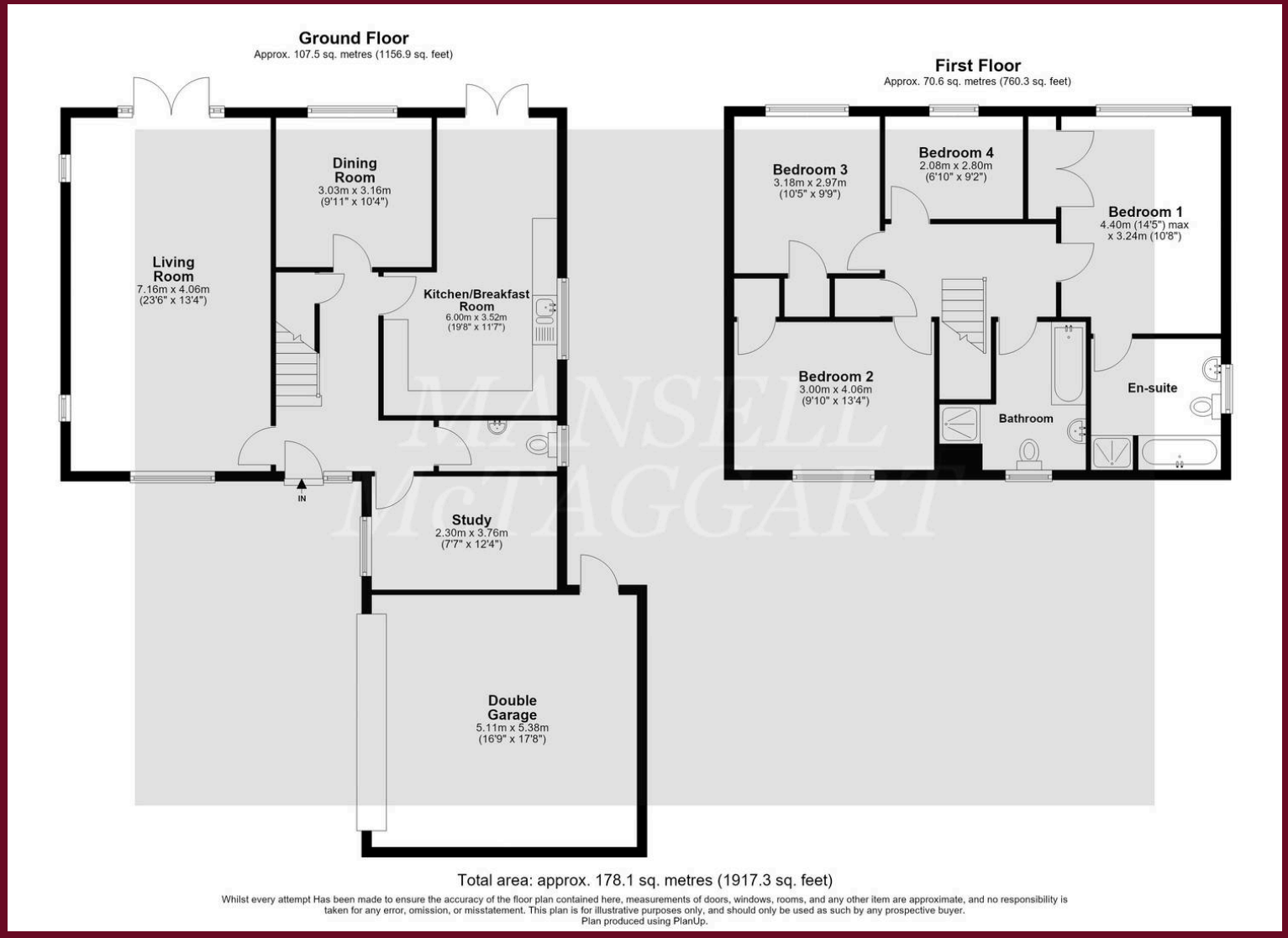
Externally, the property benefits from a mature rear and front garden which is mostly laid to lawn and side access leading to the rear garden. The property further benefits from its own private driveway and a double garage.

Estate charge: £550 every 6 months.

Council Tax band: G

Tenure: Freehold

- No onward chain!
- Detached family home
- Gated development
- Four bedrooms
- Ensuite to master bedroom
- Over 1,900 sq ft of living space
- South west facing rear garden
- Double garage
- Driveway parking
- Close proximity to local amenities



Mansell McTaggart East Grinstead

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