



Connells

West Street
East Grinstead



Property Description

GUIDE PRICE £200,000 -£210,000. A well-presented one bedroom flat ideally positioned in the heart of East Grinstead town centre, offering the rare benefit of gated parking and a short walk to the mainline station.

This attractive property is perfect for first time buyers, commuters or investors alike. The accommodation comprises a bright and comfortable living space, a well-proportioned bedroom, a fitted kitchen and a modern bathroom.

The flat enjoys the convenience of town-centre living, with shops, cafés, restaurants and amenities right on the doorstep, while East Grinstead mainline station is just a short stroll away, providing excellent commuter links to London and the surrounding areas. Externally, the property benefits from secure gated parking a highly sought after feature for such a central location.

An excellent opportunity to secure a low-maintenance home or investment in a prime East Grinstead position.



Entrance Hall

Lounge

13' 5" x 12' 1" (4.09m x 3.68m)

Kitchen

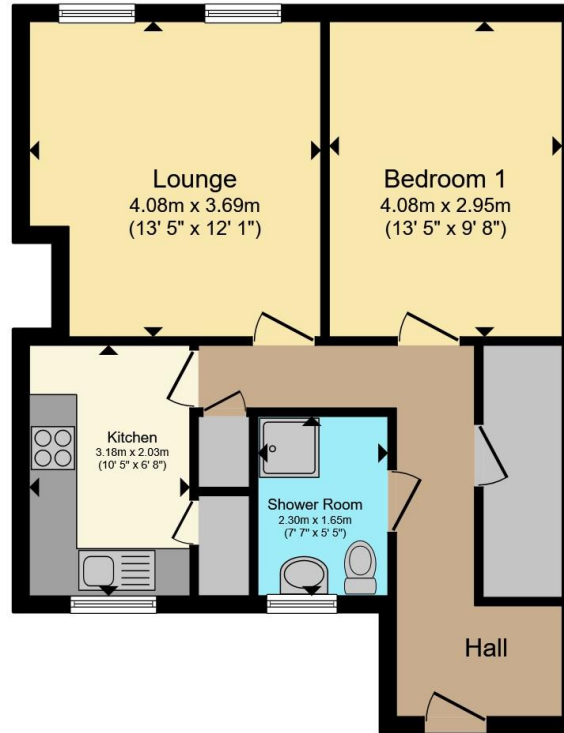
10' 5" x 6' 8" (3.17m x 2.03m)

Bedroom

13' 5" x 9' 8" (4.09m x 2.95m)

Shower Room





Total floor area 51.5 m² (555 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io



To view this property please contact Connells on

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90 London Road
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EPC Rating: C Council Tax
 Band: C

Service Charge: Ask
 Agent

Ground Rent:
 Ask Agent

Tenure: Leasehold

view this property online connells.co.uk/Property/EGR405460

This is a Leasehold property with details as follows; Term of Lease 125 years from 30 Jun 1993. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as



1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is in the buyers interest to check the working condition of any appliances.

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