

LEASEHOLD



Flat (EPC Rating: C)

42 EAST PARK, CRAWLEY, WEST SUSSEX,  
RH10 6AS

Price Guide

£200,000



# 1 Bedroom Flat located in Crawley

Situated in the highly convenient and well-connected East Park area of Crawley, within the ever-popular Southgate district, this beautifully presented one-bedroom ground floor flat offers modern living within walking distance of the town centre and its wide range of amenities, shops, and transport links.

The property is presented in excellent condition throughout and has been well maintained, offering a contemporary and move-in-ready home ideal for first-time buyers, downsizers, or investors alike.

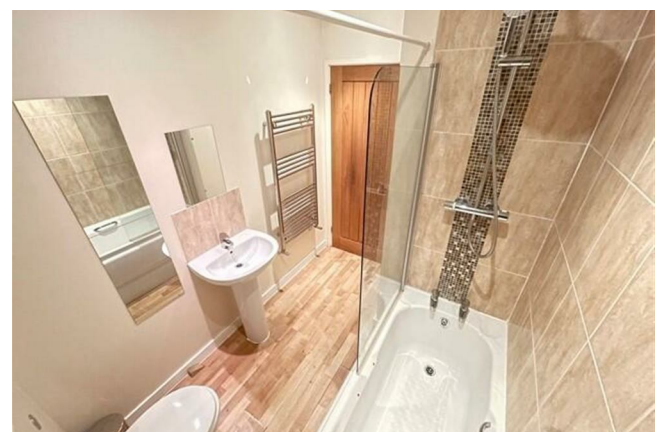
Upon entering, you are welcomed into a spacious and bright living room, providing an excellent area for both relaxation and entertaining, enhanced by generous proportions and natural light.

The property further benefits from a modern fitted kitchen complete with integrated white goods, combining practicality with a sleek and contemporary finish. The bathroom is equally well appointed, featuring a modern suite with bath, WC, and wash basin.

The double bedroom is generously sized and comfortably accommodates a range of furnishings, while a separate storage room adds valuable practicality to the layout.

Additional benefits include gas central heating, triple glazed windows throughout, and secure gated communal parking located to the rear of the property, exclusively for residents.

Offered to the market with vacant possession and no onward chain, this property represents an excellent opportunity in a prime Crawley location, combining convenience, modern living, and strong investment appeal.



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## Ground Floor

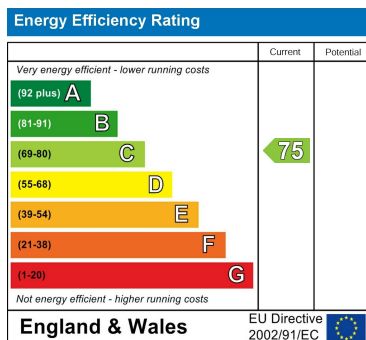


Floor Shapes and Sizes are not exact and merely an indication of layout  
Plan produced using PlanUp.

Council Tax Band

**B**

Energy Performance Graph



Call us on

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*Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements.*