



Bastable House, Station Way, Crawley, RH10 1DB

Welcome to Bastable House, a charming residence located on Station Way in the heart of Crawley. This delightful apartment offers a perfect opportunity for first-time buyers or investors seeking a property with great potential.

The home features two spacious double bedrooms, providing ample space for relaxation and rest. The modern kitchen is well-equipped, making it a joy to prepare meals and entertain guests. The contemporary bathroom, along with an en suite shower room, adds a touch of luxury and convenience to daily living.

One of the standout features of this property is its prime location. Situated within walking distance of Crawley town centre, residents will enjoy easy access to a variety of shops, restaurants, and local amenities. Additionally, the nearby railway station offers excellent transport links, making commuting a breeze.

With no onward chain, this property is ready for you to move in and make it your own. Whether you are looking to start your journey as a homeowner or seeking a sound investment opportunity, Bastable House presents an ideal choice. Don't miss the chance to view this lovely home in a vibrant and accessible area.

£199,950 Leasehold

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- No Chain
- En Suite Shower Room
- Ground Rent £250 pa Service Charge £2040 pa
- 2 Double Bedrooms
- Walking Distance of Town Centre
- 108 Years Lease Remaining
- Modern Kitchen & Bathroom
- Crawley's railway station close by

Entrance Hall

Living Room

18'9" x 9'4" (5.74 x 2.86)

Kitchen

10'1" x 5'8" (3.09 x 1.75)

Bedroom 1

11'6" x 11'0" (3.53 x 3.36)

En Suite Shower Room

Bedroom 2

10'4" x 7'9" (3.16 x 2.37)

Bathroom

Outside

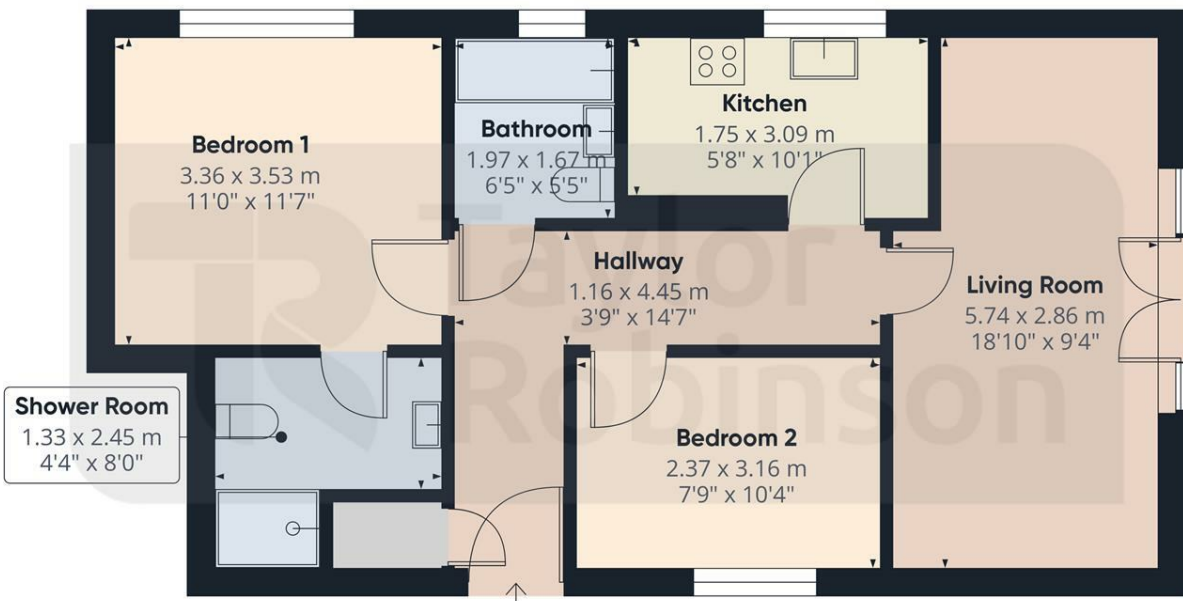
Courtyard Garden

Council Tax Band: C





Floor Plan



Approximate total area^m
61 m²
657 ft²

(1) Excluding balconies and terraces

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

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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 | 67 | 77 |
| (39-54) E | | |
| (21-38) F | | |
| (1-20) G | | |
| Not energy efficient - higher running costs | | |
| England & Wales | EU Directive 2002/91/EC | |