



## Wychwood Road, Furnace Green, Crawley, RH10 6GG

Guide Price £650,000 to £700,000

Nestled in the charming area of Wychwood Road, Furnace Green, this splendid four-bedroom detached house offers a perfect blend of modern living and convenience. Situated within a small select development crafted by Barrett Homes, the property is in excellent condition throughout, making it an ideal choice for families or those seeking a spacious home.

Upon entering, you are greeted by two inviting reception rooms that provide ample space for relaxation and entertaining. The heart of the home is the open-plan kitchen breakfast room, seamlessly connected to the dining room, creating a warm and welcoming atmosphere for family gatherings and dinner parties. The well-appointed kitchen is designed for both functionality and style, ensuring that cooking is a pleasure.

The main bedroom boasts the luxury of an en suite bathroom, providing a private retreat for relaxation. Additionally, the ground floor features a study, perfect for those who work from home or require a quiet space for reading and reflection.

Outside, the property benefits from a garage and a driveway, offering convenient parking options. The location is particularly appealing, as it is close to local shops and the beautiful Tilgate Park, ideal for leisurely strolls and outdoor activities.

This delightful house on Wychwood Road is a rare find, combining modern amenities with a prime location. It is a wonderful opportunity for anyone looking to settle in a vibrant community while enjoying the comforts of a well-designed home.

**Offers Over £650,000 Freehold**

# Wychwood Road, Furnace Green, Crawley, RH10 6GG



- 4 Bedroom Detached Family Home
- En Suite to Bedroom 1
- Close to Shops & Schools
- 3 Reception Rooms
- Enclosed Rear Garden
- Tilgate Park nearby
- Open plan Kitchen Breakfast Room
- Garage & Driveway
- Estate Management Charge £500pa

Entrance Hall

Cloakroom

Living Room  
20'1" x 12'0" (6.14 x 3.66)

Kitchen / Breakfast Room  
16'3" x 10'1" (4.97 x 3.08)

Dining Room  
10'6" x 8'6" (3.21 x 2.61)

Study  
7'4" x 7'0" (2.24 x 2.14)

Utility Room  
5'3" x 5'1" (1.61 x 1.57)

Stairs to first floor Landing

Bedroom 1  
12'5" x 11'5" (3.79 x 3.48)

En Suite Shower Room

Bedroom 2  
11'5" x 10'7" (3.48 x 3.23)

Bedroom 3  
10'4" x 9'0" (3.15 x 2.75)

Bedroom 4  
10'1" x 8'0" (3.08 x 2.46)

Family Bathroom

Outside

Rear Garden

Garage

Driveway

## Council Tax Band: D





# Floor Plan



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		
(81-91) <b>B</b>	<b>81</b>	<b>84</b>
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC	