



21 Crowhurst Crescent

Storrington | West Sussex | RH20 4QU

A second floor purpose built one bedroom flat conveniently located within 1/4 mile of the village centre. Internally, the property is well presented with accommodation comprising: sitting room, kitchen, superb sized bedroom and bathroom. Outside, there is allocated parking and visitor parking and communal garden.

Communal Entrance Hall Stairs to:

Second Floor Landing Own private front door to:

Entrance Hall Radiator, access to large loft space, shelved linen cupboard housing water tank.

Open Plan Sitting Room 13' 6 to bay" x 11' 8" (4.11m x 3.56m) Radiator, recessed uPVC double glazed window bay, archway through to:

Kitchen 11' 8" x 6' 2" (3.56m x 1.88m) Range of wall and base units, roll top working surfaces, one and a half bowl single drainer sink unit, range of eye-level cupboards, plumbing for washing machine, fan assisted electric hob and separate grill, four ring gas hob with extractor over, Velux double glazed windows, part tiled walls, integrated fridge and freezer.

Bedroom 30' 2" x 10' 10 to bay" (9.19m x 3.3m) Spacious suite with Velux double glazed windows, large eaves storage cupboard, double glazed windows, built-in double wardrobe cupboards, radiator.

Bathroom Panelled bath, pedestal wash hand basin, low level flush w.c., radiator, eaves storage cupboard.

Outside

Parking Allocated parking space with visitor parking.

Outside The garden is communal for all four flats.

Maintenance - £1,206.58 every 6 months for the flat and an annual ground rent of £1.

Lease Length - The lease commenced on 1st January 2002 and lasts 125 years.

Agents Note: The property comes with all contents included.

EPC Rating: Band C.

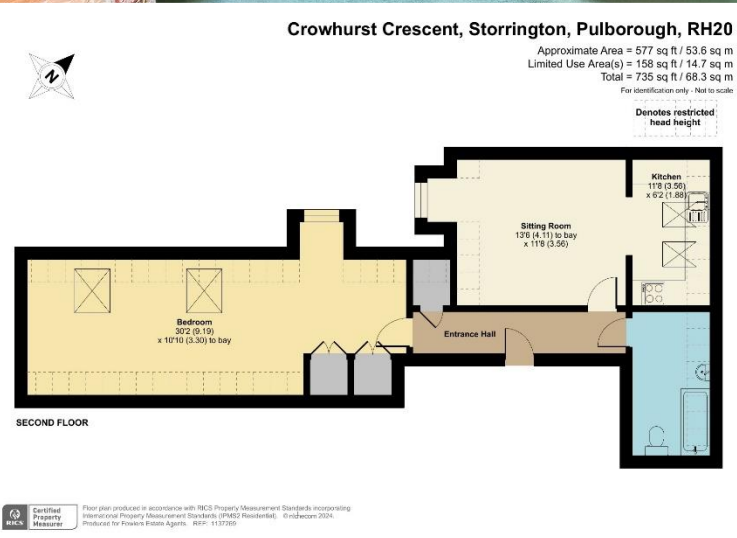


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4. Any area, boundary, distances or measurements referred to are given as a guide only and should not be relied upon. If such details are fundamental to a purchase, please contact this office for further information.

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