Price:

£425,000

Garnham H Bewley

70 West Street, East Grinstead





- Stunning Semi-Detached Town House
- Three Double Bedrooms
- Open-Plan Kitchen/Diner
- Bright & Spacious Lounge
- Low-Maintenance Rear Garden
- Drive for Four Cars and Large Garage
- Town Centre Location
- No Onward Chain

For further information contact Garnham H Bewley:
Tel: 01342 410227 | Email: eastgrinstead@garnhamhbewley.co.uk






70 West Street, East Grinstead, West Sussex RH19 4EJ

An attractive three-bedroom semi-detached townhouse enjoying a central position in East Grinstead, with well-proportioned accommodation, a low-maintenance rear garden, garage and driveway parking for up to four vehicles. Offered with no onward chain, the property combines comfortable living space with the convenience of having the town's shops, cafés, restaurants and everyday amenities within easy walking distance.

The property is approached via an external staircase leading to the first-floor entrance, where a welcoming hallway provides access to the main accommodation. To the front, a spacious lounge enjoys plenty of natural light and offers a comfortable setting for relaxing. To the rear, the open-plan kitchen diner provides a sociable space for everyday living and entertaining, with a door opening directly onto the garden. The kitchen is fitted with a range of wall and base units, complemented by an integrated oven, four-ring hob, sink with drainer and under-counter fridge and freezer.

Stairs rise from the hallway to the upper floor, where there are two generous double bedrooms and a further single bedroom, which could also serve as a home office. A tastefully fitted family bathroom completes the accommodation.

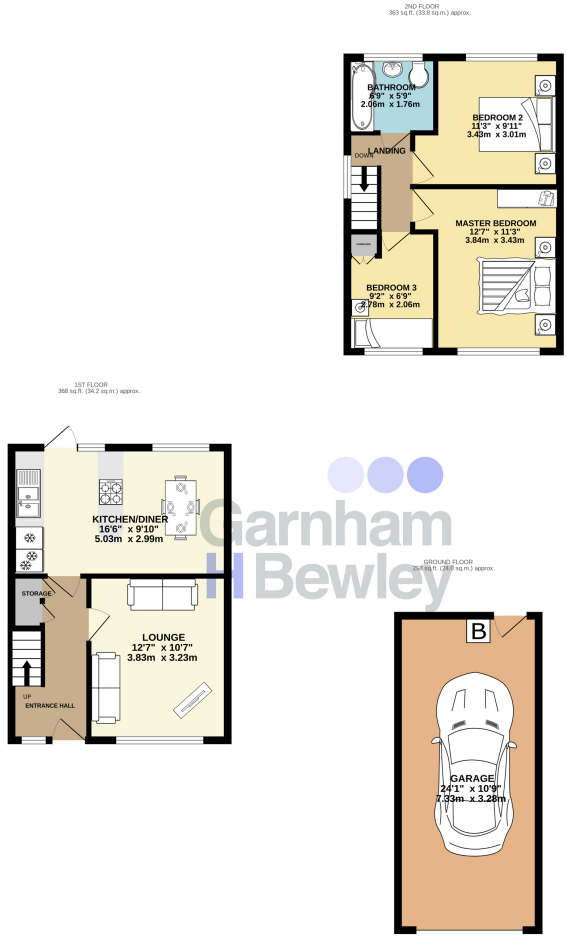
Outside, the enclosed rear garden offers a manageable space for outdoor seating and dining, with minimal maintenance required. Steps lead down to the rear entrance of the ground-floor garage, which benefits from an electric roller door and houses the gas central heating boiler. To the front, the generous driveway provides off-road parking for up to four vehicles.

East Grinstead's mainline railway station is also within comfortable walking distance, making this an appealing home for buyers seeking convenient town centre living, generous parking and the added benefit of no onward chain.

Welcome Home

For further information contact Garnham H Bewley:
Tel: 01342 410227 | Email: eastgrinstead@garnhamhbewley.co.uk

Accommodation



70 WEST STREET - FLOORPLAN

TOTAL FLOOR AREA : 990 sq.ft. (92.0 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
Made with Metropix ©2026

Ground Floor:
Garage:
10' 9" x 24' 1" (3.28m x 7.34m)

First Floor:
Lounge:
10' 7" x 12' 7" (3.23m x 3.84m)

Kitchen / Diner:
16' 6" x 9' 10" (5.03m x 3.00m)

First Floor:
Master Bedroom:
12' 7" x 11' 3" (3.84m x 3.43m)

Bedroom Two:
11' 3" x 9' 11" (3.43m x 3.02m)

Bedroom Three:
6' 9" x 9' 2" (2.06m x 2.79m)

Bathroom:
5' 9" x 6' 9" (1.75m x 2.06m)





For further information contact Garnham H Bewley:
Tel: 01342 410227 | Email: eastgrinstead@garnhamhbewley.co.uk



Nearest Stations:

East Grinstead Station (0.3 miles)

Dormans Station (2.2 miles)

Lingfield Station (3.6 miles)

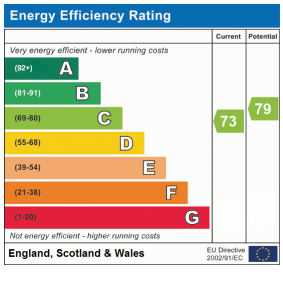
Nearest Schools:

The Meads Primary School (0.5 miles)

St Mary's Church of England Primary School (0.6 miles)

Blackwell Primary School (0.8 miles)

Estcots Primary School (0.6 miles)



All dimensions are approximate and are quoted for guidance only, their accuracy cannot be confirmed. Reference to appliances and/or services does not imply they are necessarily in working order or fit for the purpose. Buyers are advised to obtain verification from their solicitors as to the Freehold/Leasehold status of the property, the position regarding any fixtures and fittings and where the property has been extended/converted as to Planning Approval and Building Regulations compliance. These particulars do not constitute or form part of an offer or contract, nor may they be regarded as representations. All interested parties must themselves verify their accuracy. Where a room layout is included this is for general guidance only, it is not to scale and its accuracy cannot be confirmed

For further information contact Garnham H Bewley:
Tel: 01342 410227 | Email: eastgrinstead@garnhamhbewley.co.uk