



Harrier Court Bristol Close, Crawley RH10 3UH

welcome to

Harrier Court Bristol Close, Crawley

A spacious two-bedroom maisonette featuring a bright lounge/diner, fitted kitchen with storage, two double bedrooms with wardrobes, and a modern bathroom with shower. Includes entrance porch and allocated parking, set within popular Harrier Court.





Total floor area 73.6 m² (792 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io

welcome to

Harrier Court Bristol Close, Crawley

- Two double bedrooms with wardrobes
- Spacious lounge/diner
- Fitted kitchen with integrated hob, oven & extractor
- Bathroom with bath, shower attachment & screen
- Allocated parking space

Tenure: Leasehold EPC Rating: C

Council Tax Band: C Service Charge: 250.00

Ground Rent: 5.00

This is a Leasehold property with details as follows; Term of Lease 125 years from 21 Dec 2012. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

offers over

£250,000

Property Description

Located in the popular Harrier Court development, this well-presented two-bedroom maisonette offers spacious accommodation throughout, ideal for both first-time buyers and investors.

Upon entering the property, you are welcomed by an entrance porch. A door leads through to the generous Lounge/Diner, a bright and versatile room large enough to accommodate both comfortable sofa seating and a full dining table with chairs, perfect for relaxing or entertaining.

The Lounge/Diner flows naturally into the kitchen, which is fitted with a range of wall and base units with work-surfaces above. The kitchen includes an integrated hob, oven and extractor fan, along with designated spaces for a washing machine and fridge/freezer. A handy storage cupboard adds further convenience.

Both bedrooms are well-proportioned double bedrooms, each benefiting from built-in wardrobes, offering excellent storage. The bathroom comprises a WC, wash basin, and a bath with an overhead shower attachment and glass shower screen.

Externally, the property includes the added benefit of an allocated parking space, ensuring convenient and secure parking. Overall, this maisonette delivers comfortable living and an excellent layout in a sought-after location.



Please note the marker reflects the postcode not the actual property

view this property online fox-and-sons.co.uk/Property/CRA111890



Property Ref:
CRA111890 - 0004

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

Fox & Sons is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.

fox & sons



01293 520521



Crawley@fox-and-sons.co.uk



34 High Street, CRAWLEY, West Sussex, RH10 1BW



fox-and-sons.co.uk