



Guide Price
£450,000

Freehold

3x  1x  1x 

**Chaucer Avenue, East
Grinstead, West Sussex,
RH19**

OVER 60?

Secure this property
for up to **59% less!**

cubitt & west
Helping you move forwards



Main features

- **Link-detached house**
- **Garage and driveway parking**
- **Sold with no onward chain**
- **Well maintained and much loved but ready to modernise and put your own stamp on**
- **Located in the ever popular Garden Wood area, close to transport, town centre and sought after schools**

Accommodation

GROUND FLOOR

Entrance Porch
 Entrance Hall
 Cloakroom
 Lounge: 24'7 x 11'1 (7.50m x 3.38m)
 Kitchen: 7'8 x 6'4 (2.34m x 1.93m)
 Kitchen/Breakfast Area: 17'5 x 8'2 (5.31m x 2.49m)

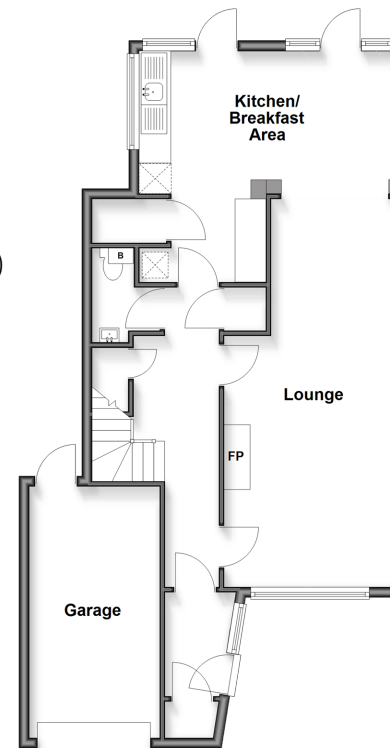
FIRST FLOOR

Landing
 Bedroom 1: 12'6 x 11'3 (3.81m x 3.43m)
 Bedroom 2: 11'7 x 8'8 (3.53m x 2.64m)
 Bedroom 3: 10'3 x 7'2 (3.13m x 2.19m)
 Bathroom

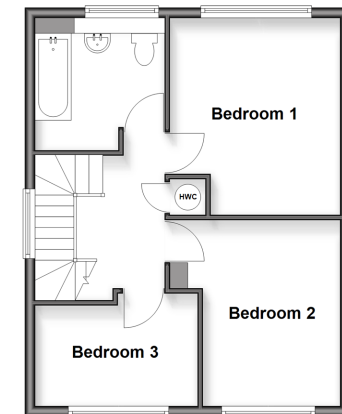
OUTSIDE

Garage
 Driveway
 Front & Rear Garden

Ground Floor
 Approx. 71.9 sq. metres (774.0 sq. feet)



First Floor
 Approx. 44.2 sq. metres (476.2 sq. feet)



Call East Grinstead - 01342 314324 ■ cubittandwest.co.uk

■ Through a Homewise Home For Life Plan people aged 60+ can secure this property for up to 59% less, by purchasing a Lifetime Lease



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