

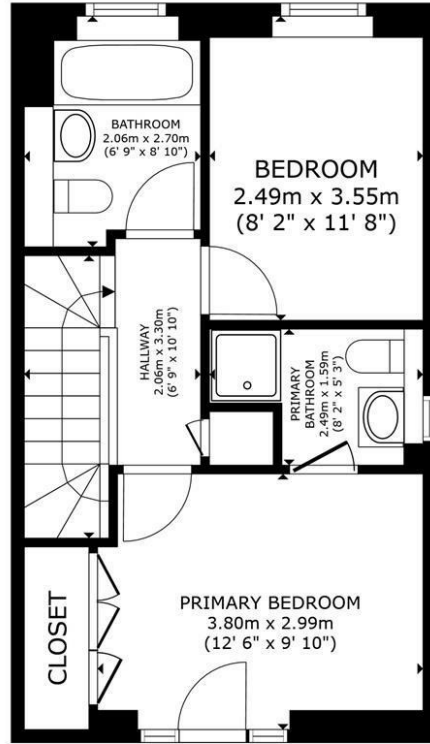
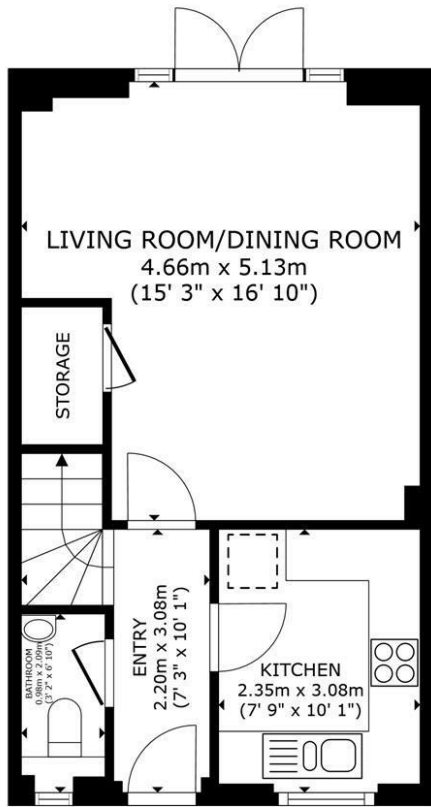


# 14 GORDONS WAY CRAWLEY

£420,000  
FREEHOLD

- IMMACULATE TWO DOUBLE BEDROOM SEMI DETACHED HOUSE
- SPACIOUS AND BRIGHT LOUNGE/DINER WITH FRENCH DOORS TO THE REAR GARDEN
- MASTER BEDROOM WITH BUILT IN FITTED WARDROBES AND JULIETTE BALCONY
  - FURTHER DOUBLE BEDROOM
  - GARAGE AND DRIVEWAY
- MODERN FITTED KITCHEN WITH INTEGRATED APPLIANCES
  - DOWNSTAIRS W/C
  - MODERN EN-SUITE SHOWER ROOM
  - FAMILY BATHROOM WITH SHOWER OVER THE BATH





FLOOR 1

FLOOR 2

ELTONS

GROSS INTERNAL AREA  
 FLOOR 1 38.7 m<sup>2</sup> (416 sq.ft.) FLOOR 2 38.8 m<sup>2</sup> (418 sq.ft.)  
 TOTAL : 77.5 m<sup>2</sup> (834 sq.ft.)  
 SIZES AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY.



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			96
(81-91) B		83	
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
<b>England &amp; Wales</b>		EU Directive 2002/91/EC	

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

**Eltons Estate Agents Horsham** 01403 299 771  
 13 - 15 Queen Street sales@eltons.co.uk  
 Horsham eltons.co.uk  
 West Sussex  
 RH13 5AA

**ELTONS**  
 Estate Agents