

FOR SALE



West Green, Crawley
Guide Price £385,000 - £400,000


MARTIN&CO

West Green, Crawley

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- 3 Bedroom End Terrace on Corner Plot
- In Need of Modernisation
- Sought after Location
- EPC Rating D
- Extensive Mature Gardens

GUIDE PRICE £385,000 - £400,000.
This 3 Bedroom Freehold end terrace house with no onward chain boasts a delightful location on a corner plot with extensive mature gardens. In need of modernisation

GUIDE PRICE £385,000 - £400,000. This 3-bedroom Freehold end terrace house is offered to the market with no onward chain. Situated on a large corner plot boasting a delightful location with exterior brick-built outbuilding and extensive mature gardens this property has the space and convenience to incorporate a home/office, summer house and/or gym and the potential to extend subject to required planning permission.

The interior of the property requires modernisation allowing an excellent opportunity to re design to your own style and taste.



On the ground floor you enter the property via a white double-glazed front door into the naturally illuminated hallway which gives access to the kitchen and lounge areas, the stairs to the right ascend to the first floor.

The kitchen and separate dining room are located to the rear of the property allowing access to the impressive garden both at the side of the house and through patio doors out to the extensive patio area. The outbuilding with w.c. to the side of the kitchen could potentially be incorporated into the main building to create a large kitchen dining experience and separate utility area.

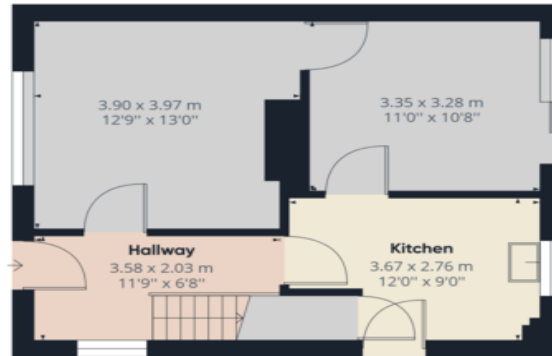
The lounge overlooks the front of the property where potential lies to incorporate a driveway. This room is accessible both from the hall and the dining room areas.

Upstairs there are two double bedrooms and a further good size single bedroom. The toilet and bathroom are currently separated and could easily be knocked through to create a modern open bathroom area.

This property is conveniently located close to local amenities, schools and transport links, and further benefits double glazing and gas central heating to radiators. Viewing is highly recommended to fully appreciate the potential that this property has to offer.



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+)	A	
(81-91)	B	84
(69-80)	C	
(55-68)	D	
(39-54)	E	55
(21-38)	F	
(1-20)	G	
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC

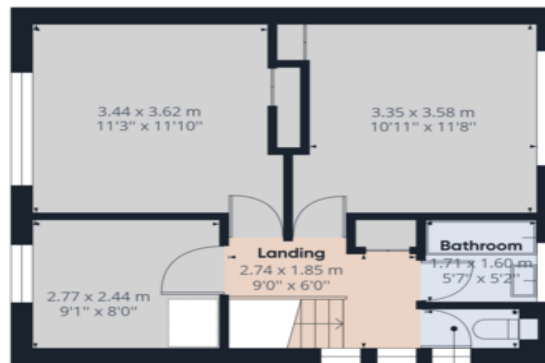


Ground Floor

Approximate total area⁽¹⁾

85.66 m²

922.04 ft²



Floor 1

WC
1.43 x 0.84 m
4'8" x 2'8"

(1) Excluding balconies and terraces

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

GIRAFFE360

Martin & Co Crawley

3 Brittingham House • Orchard Street • Crawley • RH11 7AE
T: 01293 735000 • E: crawley@martinco.com

01293 735000

<http://www.martinco.com>