



Acorn Avenue, Crawley Down

Guide Price £425,000 – £450,000

MANSELL

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An attractive and well proportioned, three bedroom semi detached property which was built in 2016 by Miller Homes. Located within the ever popular Village of Crawley Down, this spacious and modern property offers 1,009 sq ft of modern living space and further benefits from the remainder of the NHBC warranty.

The accommodation briefly comprises: entrance hall with storage cupboard and under stair storage; modern kitchen with a range of wall and base level units, 4 gas ring hob with overhead extractor fan, washer dryer, electric oven and dishwasher. A spacious living/dining room with dual aspect views and French doors to the garden concludes the ground floor

On the first floor, there is a landing with an airing cupboard and loft hatch access; master bedroom with fitted wardrobes and ensuite shower room with WC and wash hand basin; double guest bedroom with rear aspect views; modern family bathroom with WC, wash hand basin, heated towel rail and bath with overhead shower. A generous single bedroom with views overlooking the rear garden completes the living accommodation.



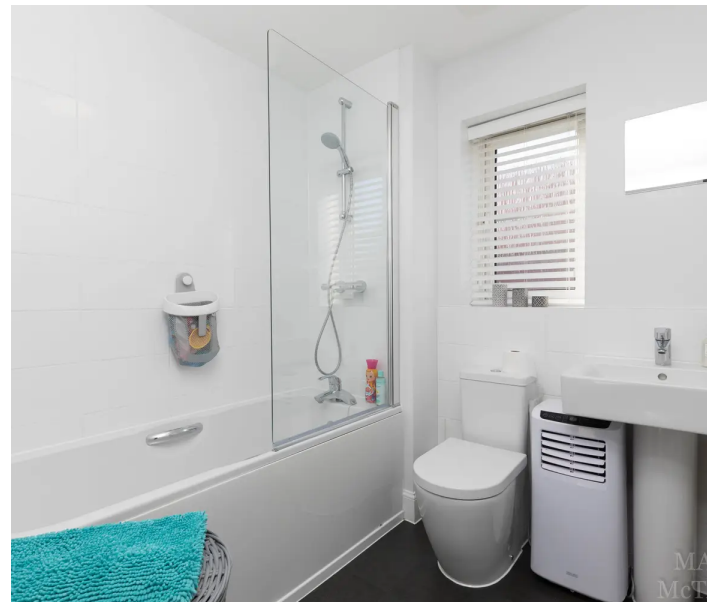




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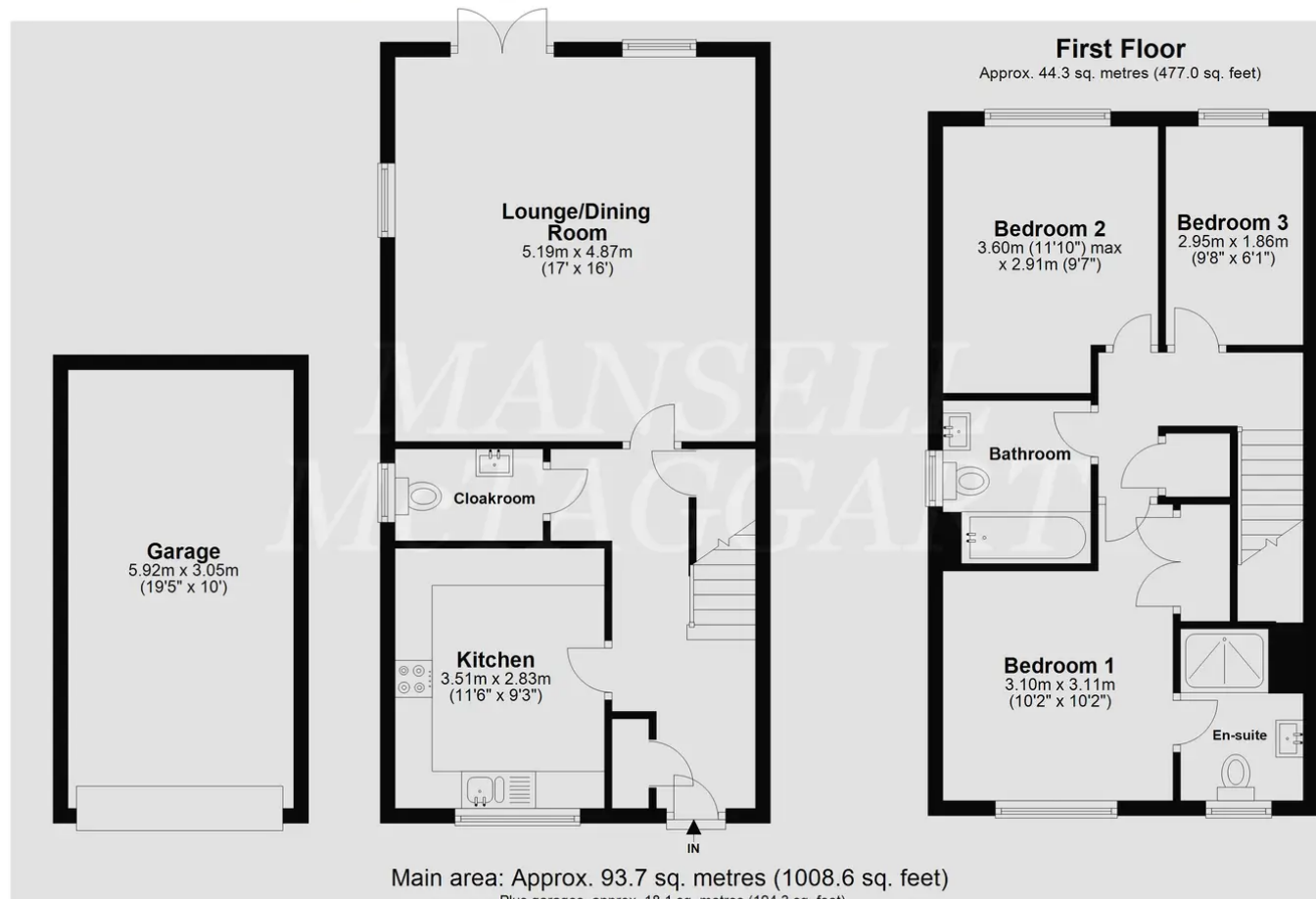
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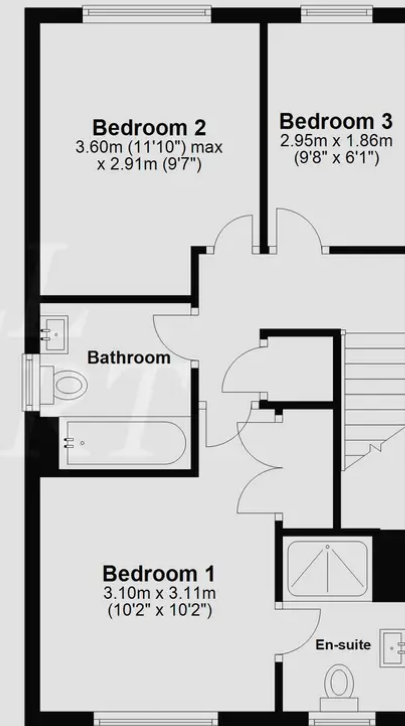
## Ground Floor

Main area: approx. 49.4 sq. metres (531.5 sq. feet)  
Plus garages, approx. 18.1 sq. metres (194.3 sq. feet)



## First Floor

Approx. 44.3 sq. metres (477.0 sq. feet)



Main area: Approx. 93.7 sq. metres (1008.6 sq. feet)  
Plus garages, approx. 18.1 sq. metres (194.3 sq. feet)

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other item are approximate and no responsibility is taken for any error, omission, or misstatement. This plan is for illustrative purposes only and should only be used as such by any prospective purchaser.  
Plan produced using PlanUp.

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