



## Market House, Cantelupe Road

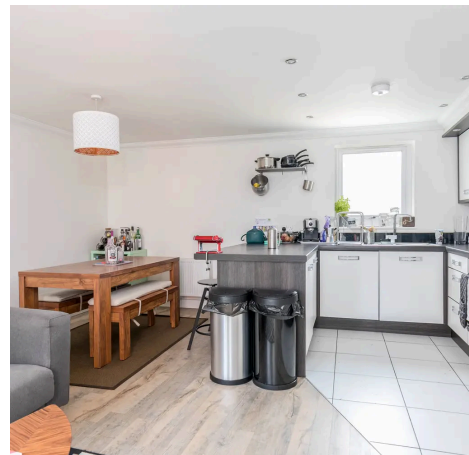
Offers in the region of £220,000

**MANSELL  
McTAGGART**  
Trusted since 1947



## Market House, East Grinstead

A two bedroom, modern apartment which was constructed in 2010 and ideally located just a few minutes' walk from East Grinstead town centre and close to the mainline Train Station. This executive 2nd floor apartment provides versatile and spacious accommodation throughout and briefly comprises; entrance hall with cupboard storage, open plan living/dining room with Juliet balcony, a fitted kitchen including integrated fridge/freezer, washer/dryer, tiled flooring and breakfast bar. A master bedroom, dual aspect guest bedroom and a family bathroom completes the accommodation. The property benefits from central heating, security entrance phone, lift and stair access and communal court yard.







The property is being offered with no onward chain.

Lease - 110 years remaining (approx)

Ground rent - £457pa

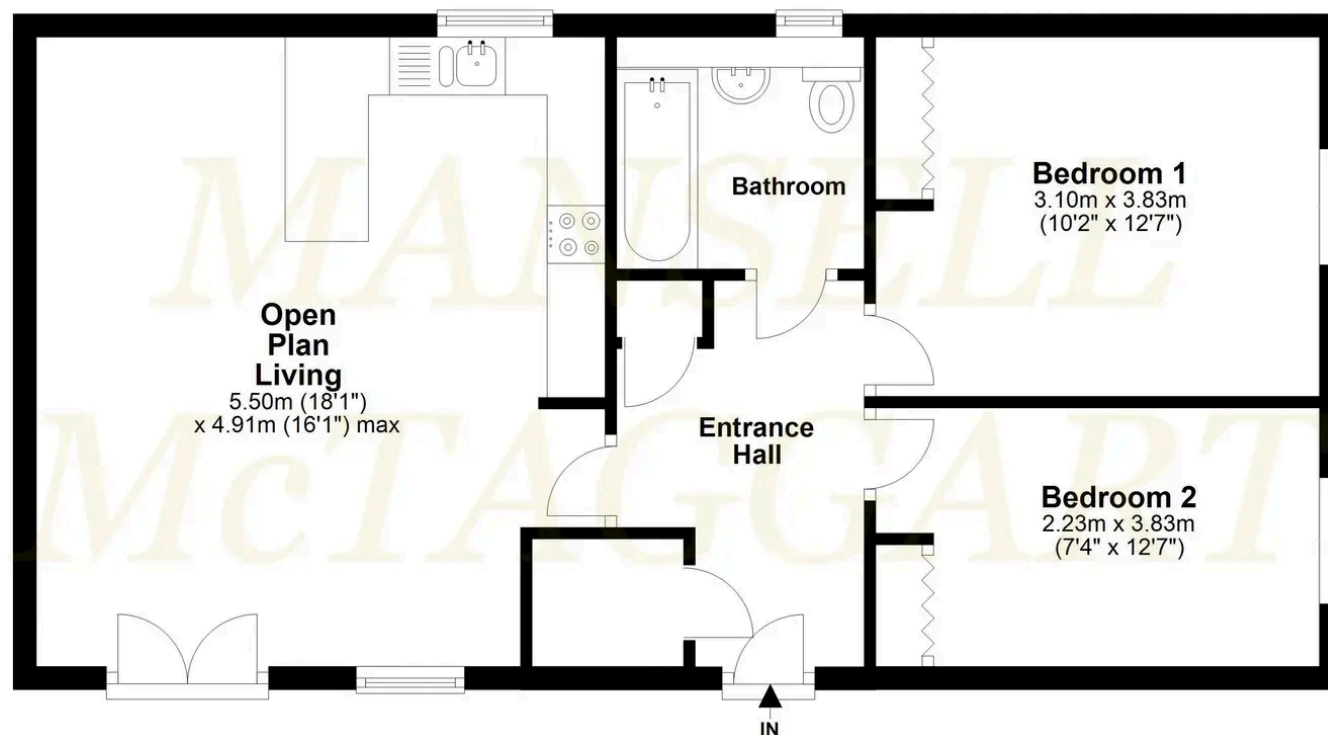
Service charge - £2,146.18pa

Council Tax band: B

Tenure: Leasehold

- Two bedrooms
- Dual aspect living room/kitchen
- Well presented throughout
- Constructed in 2010
- Second floor apartment
- Lift access
- Communal courtyard
- Short walk to train station
- Ideal for access to the town centre
- No onward chain





**Total area: approx. 60.4 sq. metres (650.5 sq. feet)**

This floor-plan is Copyrighted and may only be used by Mansell McTaggart for commercial purposes.

## Mansell McTaggart East Grinstead

Mansell McTaggart Ltd, 52 London Road – RH19 1AB

01342 311711

[eastgrinstead@mansellmctaggart.co.uk](mailto:eastgrinstead@mansellmctaggart.co.uk)

[www.mansellmctaggart.co.uk/branch/eastgrinstead/](http://www.mansellmctaggart.co.uk/branch/eastgrinstead/)

Consumer Protection from Unfair Trading Regulations 2008 We have not tested any apparatus, equipment, fixtures, fittings or services and so cannot verify that they are in working order or fit for purpose. You are advised to obtain verification from your solicitor or surveyor. References to the tenure of a property are based on information supplied by the seller. We have not had sight of the title documents and a buyer is advised to obtain verification from their solicitor. Items shown in photographs are not included unless specifically mentioned within the sales particulars, but may be available by separate negotiation. We advise you to book an appointment to view before embarking on any journey to see a property, and check its availability.