



## Ifield Road, West Green

Guide Price £365,000 - £385,000

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## Ifield Road, West Green

- A redesigned and upgraded originally three bedroom semi-detached older style property
- Open plan living/dining room and kitchen with integrated appliances
- Downstairs study/bedroom 3
- Two good sized double bedrooms
- Large upstairs bathroom
- Off street parking
- Side access leading to a large 200' landscaped rear garden partly rented from Crawley Borough Council at £25.00 per year
- ON ONWARD CHAIN
- Council Tax Band 'C' and EPC 'C'

A beautifully presented, remodelled, and extensively renovated two/three-bedroom semi-detached family home, situated in the sought-after residential area of West Green. This residence is conveniently located within walking distance of Crawley town centre, Crawley mainline railway station, reputable schools, and popular local amenities.

Upon entering the home, you are welcomed by a small entrance lobby. To the right, there is a spacious open plan living/dining room and kitchen area. The living space is generously sized, featuring a front-facing window and ample room for three two-seater sofas and additional freestanding furniture.

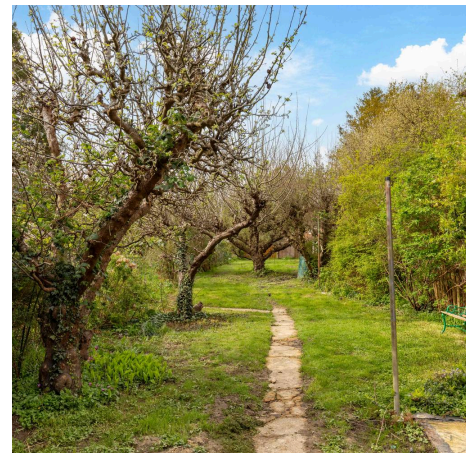




## Ifield Road, West Green

The dining area comfortably accommodates a 6-seater dining table and flows seamlessly into the kitchen, which boasts an attractive array of high gloss wall and base units, a sink unit, sleek roll-top work surfaces, an induction hob, an electric oven, an integrated dishwasher, a washing machine, space for a fridge/freezer, and access to the large, landscaped south-facing rear garden. There is also a study/bedroom 3 accessed from the kitchen/dining room.

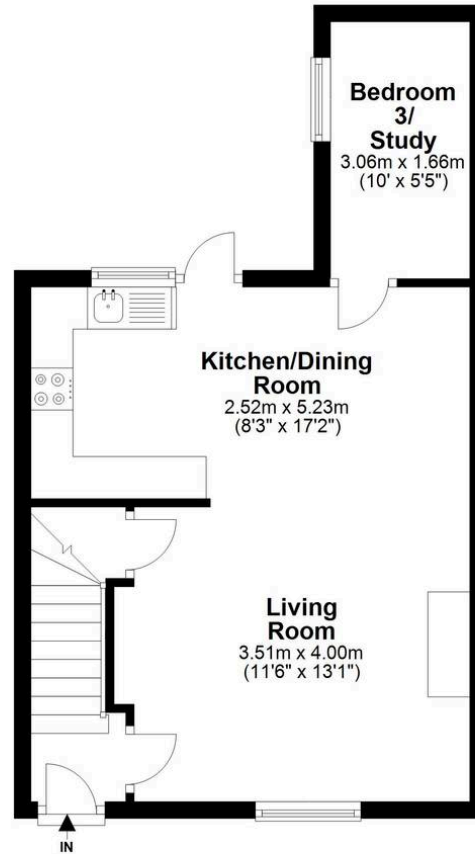
Ascending to the first floor, a sizeable landing provides access to both bedrooms and the family bathroom. The master bedroom is positioned towards the front of the property and offers a spacious double room with ample space for a king-size bed and freestanding furnishings. The second bedroom, situated at the rear, is also a generously proportioned double room. The family bathroom features a full-length panelled bath, a separate shower unit, a shower screen, a low-level WC, a wash hand basin, tiled walls, and tiled flooring.



Externally, the property boasts a paved patio area adjacent to the rear of the home, with the remainder of the outdoor space laid to lawn and adorned with attractive fruit trees, shrubs, and flower beds on two sides. The garden is enclosed by wooden panelled fencing, providing privacy and security. NO ONWARD CHAIN.

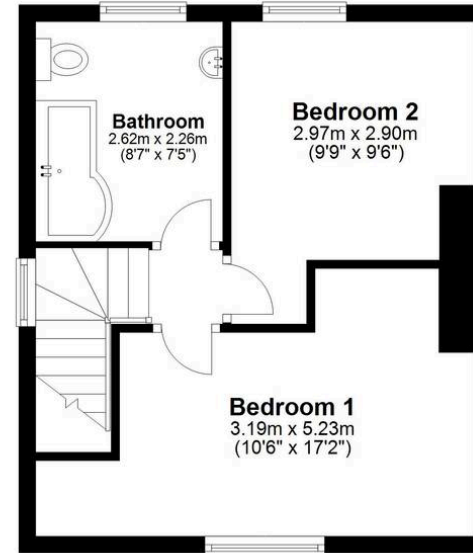
## Ground Floor

Approx. 37.3 sq. metres (401.6 sq. feet)



## First Floor

Approx. 32.7 sq. metres (352.3 sq. feet)



Total area: approx. 70.0 sq. metres (753.8 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.

## Mansell McTaggart Crawley

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