



## Howlands Court, Commonwealth Drive, Three Bridges

Guide Price £175,000 – £195,000

**MANSELL  
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## Howlands Court, Commonwealth Drive, Three Bridges

- One double bedroom first floor contemporary style apartment
- Open plan living/dining room
- Ideal for first time buyer or investors
- Secure residential development
- Close to Three Bridges station and Crawley town centre
- Well-presented throughout
- Council Tax Band 'B' and EPC 'B'

A bright and spacious one double bedroom first floor contemporary style apartment, built by Fairview New Homes, situated within a short of Crawley town centre and Three Bridges mainline railway station.

The property is accessed via secure communal entry telephone system and there is a lift to all floors, as well as stairs.

Upon entering the apartment, you are greeted with a light and airy entrance hallway with access to all rooms, airing cupboard and large storage cupboard. The larger than living/dining room has a spacious open plan which is perfect for relaxing has an area which can comfortably house a six seater dining table and a large L-shaped sofa or two double sofas. Good sized windows provide light and space with great views access to well-maintained communal grounds.



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The kitchen is fitted with a range of wall and base units, sink unit, roll top work surfaces over, integrated electric oven, hob and cooker hood over, plumbing and space for washing machine. Entering the bathroom you are greeted with a panel enclosed bath with shower attachment, low level WC, wash hand basin and extractor fan.

Entering the larger than average double bedroom you are hit with a flood of natural light and space for freestanding wardrobes.

### Lease Details

Length of Lease – 125 years from June 2007 (108 years remaining)

Annual Ground Rent – £200.00

Ground Rent Review period – June

Annual Service Charge – £2,400.00

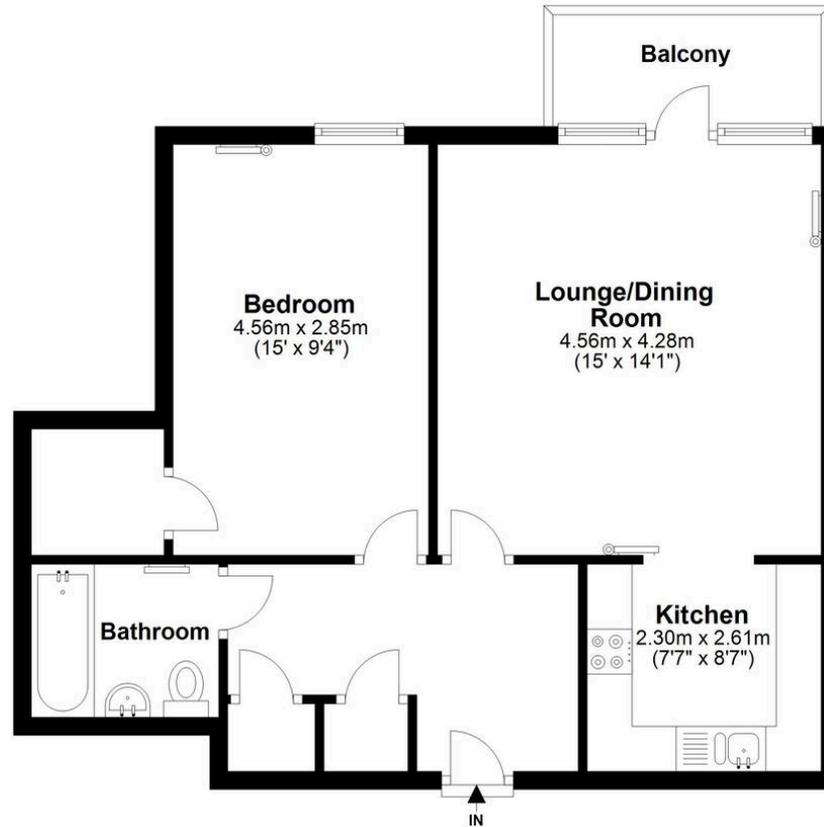
1 parking permit included

Lease details have been provided by the Vendor. This information should be confirmed by your solicitor.



## Second Floor

Approx. 55.0 sq. metres (592.1 sq. feet)



Total area: approx. 55.0 sq. metres (592.1 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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