



Rambling Court, Commonwealth Drive, Three Bridges

Guide Price £230,000 - £240,000

**MANSELL
McTAGGART**
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Rambling Court, Commonwealth Drive, Three Bridges

- Ground floor maisonette
- En-suite to master
- Walking distance from Crawley and Three Bridges train station
- Gas central heating
- Permit and visitor parking
- Communal gardens
- Council Tax Band 'C' and EPC 'C'

A spacious two double ground floor maisonette, located in the popular location of Commonwealth Drive in Three Bridges.

The property benefits from an allocated parking space alongside further visitor parking.

Upon entering the property, you are greeted with a spacious entrance hallway with a storage cupboard.

The hallway leads to both bedrooms and the living/kitchen area. The living/dining room is open plan with ample space for living and dining furniture. The kitchen is fitted with a range of wall and base units with an integrated electric oven, hob with extractor hood above. There is also space for a tall fridge / freezer.





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The two double bedrooms both overlook the front of the property with the master bedroom benefitting from an en-suite shower room comprising of a low-level WC, wash hand basin and enclosed shower cubicle with wall mounted shower unit.

Finally, the family bathroom is of a great size comprising a panel enclosed bath with shower attachment over, low level WC and wash hand basin.

Outside, the development offers plenty of attractive communal grounds, as well as a local Tesco Express for your everyday amenities and permit parking, as well as visitor permit parking bays available.

Lease Details

Length of Lease: 125 years from 24 June 2007

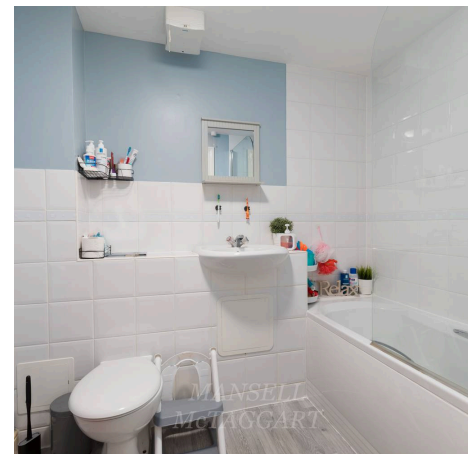
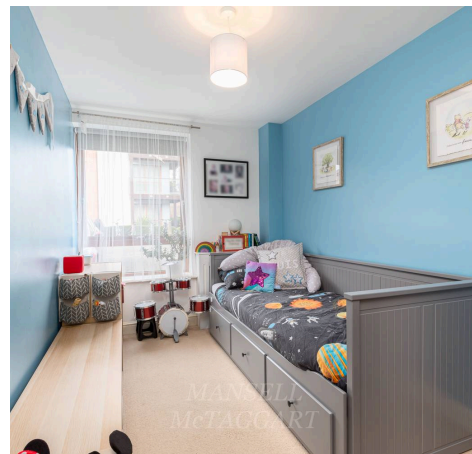
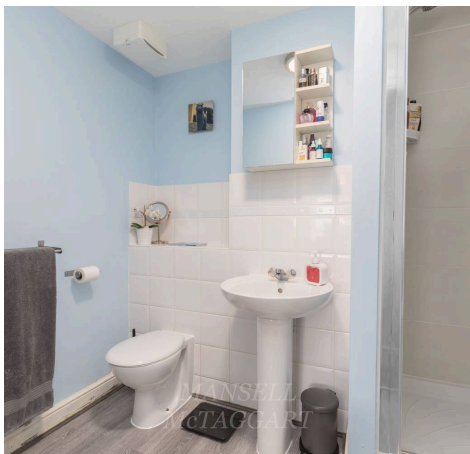
Annual Service Charge – £2,242.56

Service Charge Review Period – January

Annual Ground Rent – £250

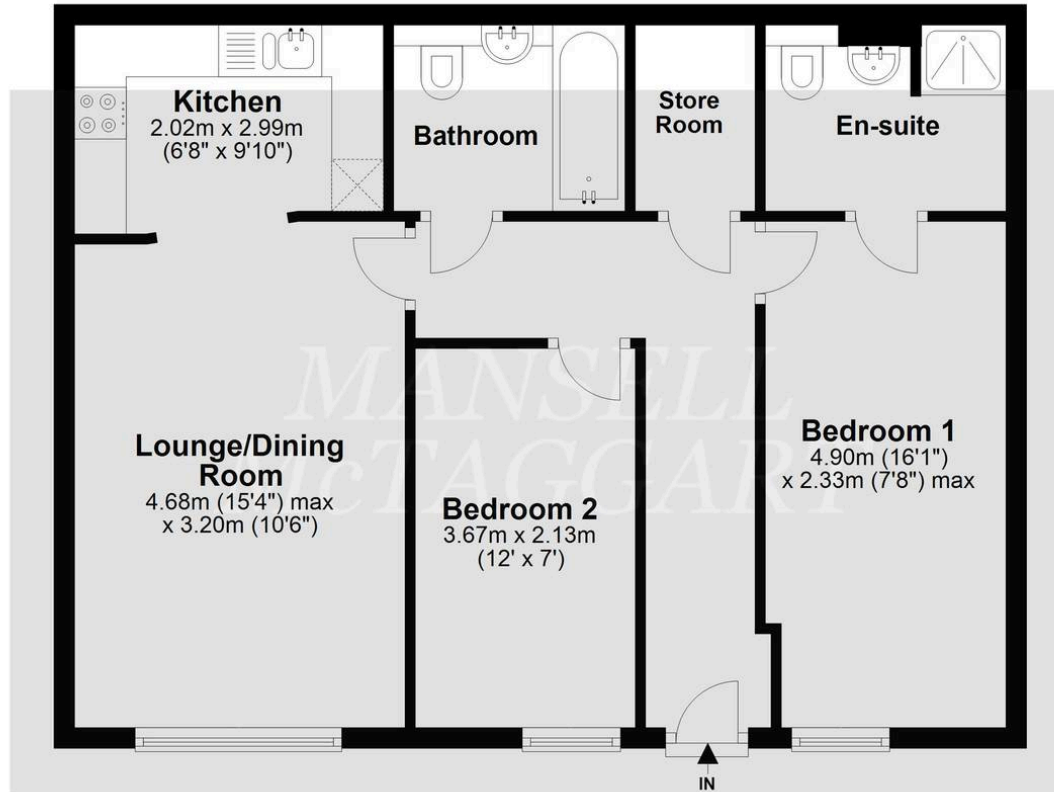
Ground Rent Review Period – June

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



Ground Floor

Approx. 61.3 sq. metres (660.2 sq. feet)



Total area: approx. 61.3 sq. metres (660.2 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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