



Herontye Drive, East Grinstead

Guide Price £650,000 – £675,000

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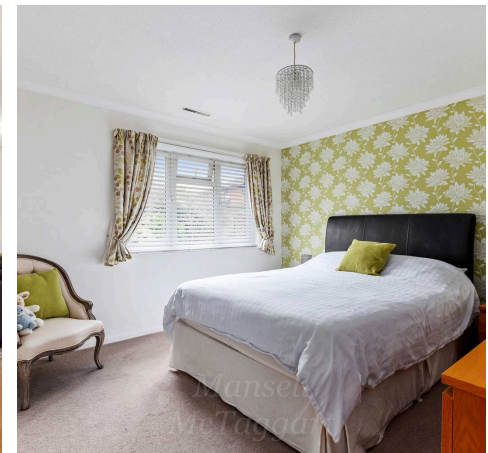
Herontye Drive

East Grinstead

A well presented and spacious detached family home which is ideally situated within the popular estate of Herontye. This four bedroom, three bathroom property is within walking distance to local schools, East Grinstead town centre, mainline train station and further benefits from driveway parking and private rear garden. The living accommodation briefly comprises: entrance porch with space for coats and shoes; entrance hall with under stairs cupboard; downstairs cloakroom with a WC and wash hand basin; dual aspect living room with patio doors to the garden; kitchen/dining room which has a modern fitted kitchen with a range of wall and base level units, electric oven, 4 gas ring hob, dishwasher, solid wood worktops and patio doors to the garden. Utility room with plumbing for a washing machine.

Separate open plan living space, single bedroom and a modern bathroom with a WC, wash hand basin and bath with overhead shower.

The first floor consists of a landing with an airing cupboard and loft hatch access to the partially boarded loft; master bedroom with fitted wardrobes; double guest bedroom with fitted wardrobes; further double bedroom with fitted wardrobes; family bathroom with a WC, wash hand basin and bath with overhead shower. A single bedroom which is currently being used as a home office completes the living accommodation.





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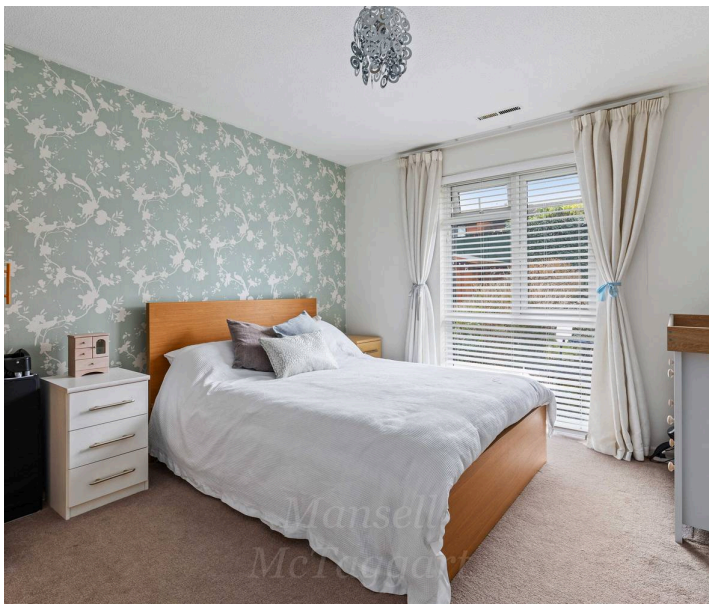
East Grinstead

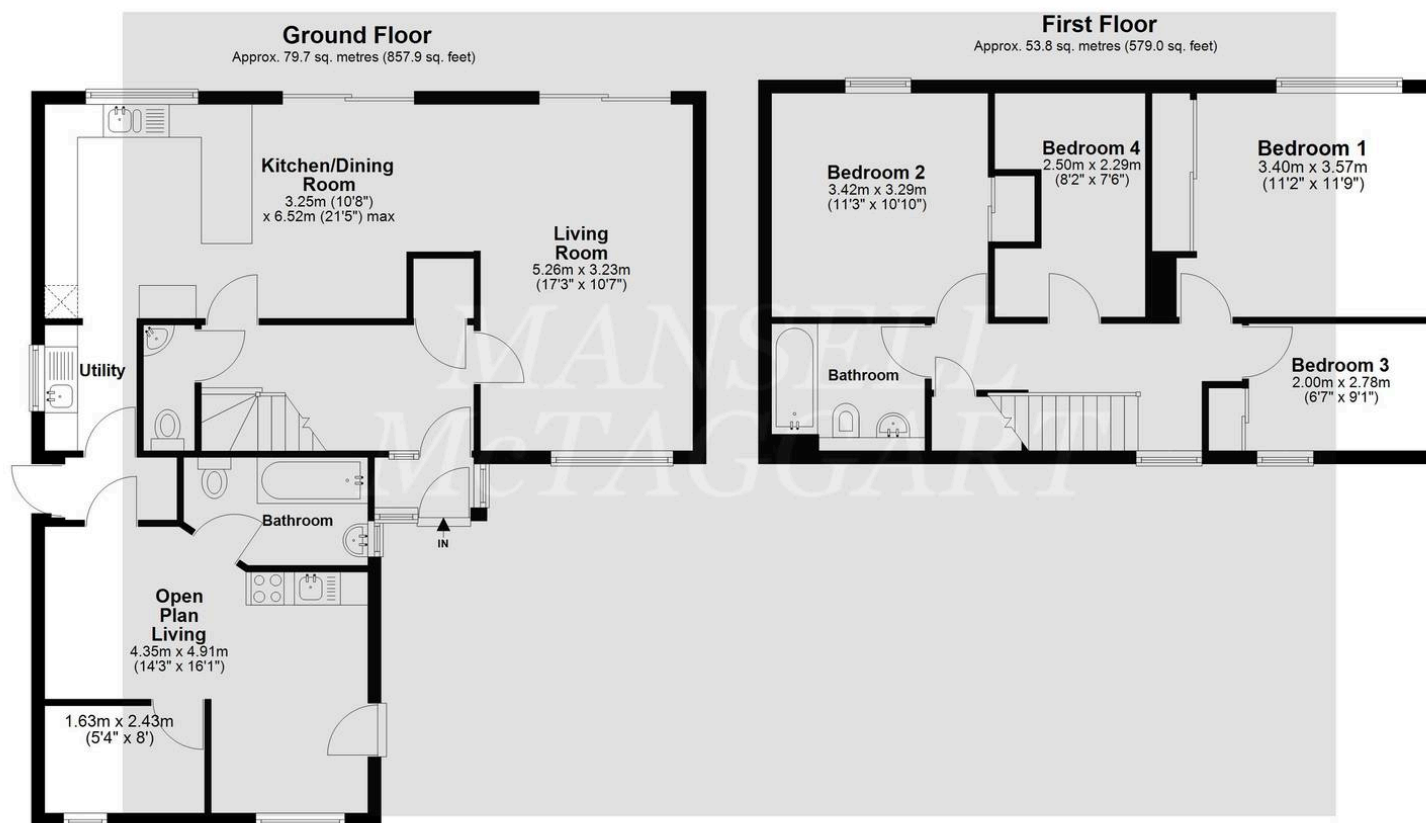
Externally the property benefits from driveway parking for a few cars. Gated side access leads to the tiered rear garden. There is a patio seating area abutting the rear of the property, a decked seating area and then a laid to lawn area where a mixture of trees and hedges provide seclusion and privacy.

Council Tax band: E

Tenure: Freehold

- Detached family home
- Four bedrooms
- Modern fitted kitchen with appliances
- Modern and well presented throughout
- Downstairs cloakroom and utility room
- Separate open plan living area
- Driveway parking
- Private rear garden
- Short walk to local schools
- Walking distance to East Grinstead town centre and mainline train station





Total area: approx. 133.5 sq. metres (1436.9 sq. feet)

Mansell McTaggart East Grinstead

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