



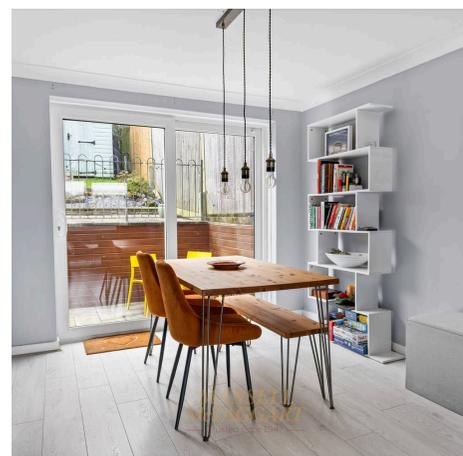
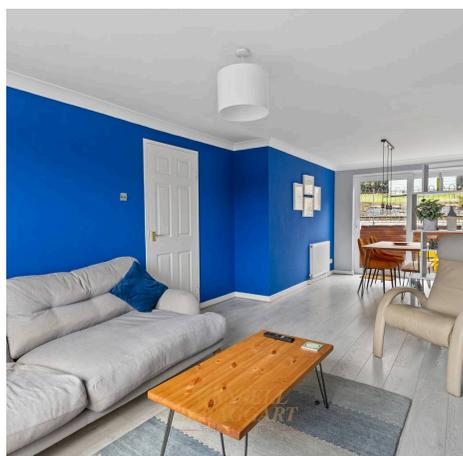
## Hillside Close, East Grinstead

Guide Price £475,000 – £500,000

**MANSELL  
McTAGGART**  
Trusted since 1947

A well presented and extended five bedroom semi detached family home, which is ideally situated in a quiet cul-de-sac. This property offers over 1,200 sq ft of versatile living space and further benefits from driveway parking, mature tiered garden and a new boiler which was installed in 2022. The property is being offered to the market with no onward chain! The living accommodation briefly comprises: entrance hall with an understairs cupboard; bedroom 5/family room with an ensuite shower room with a WC and wash hand basin; 24ft dual aspect lounge/dining room with patio doors to the rear garden; modern fitted kitchen with a range of wall and base level units, stacked electric ovens, 5 gas ring hob, fridge freezer, microwave, wine fridge, dishwasher and back door to the garden concludes the ground floor.

The first floor consists of a landing with an airing cupboard; master bedroom with fitted wardrobes; double guest bedroom with fitted wardrobes; further double bedroom with loft hatch access to the partially boarded loft; single bedroom with fitted wardrobes; modern family bathroom with a WC, wash hand basin, heated towel rail and bath with an overhead shower. A study/bedroom 5 with fitted cupboards completes the living accommodation.



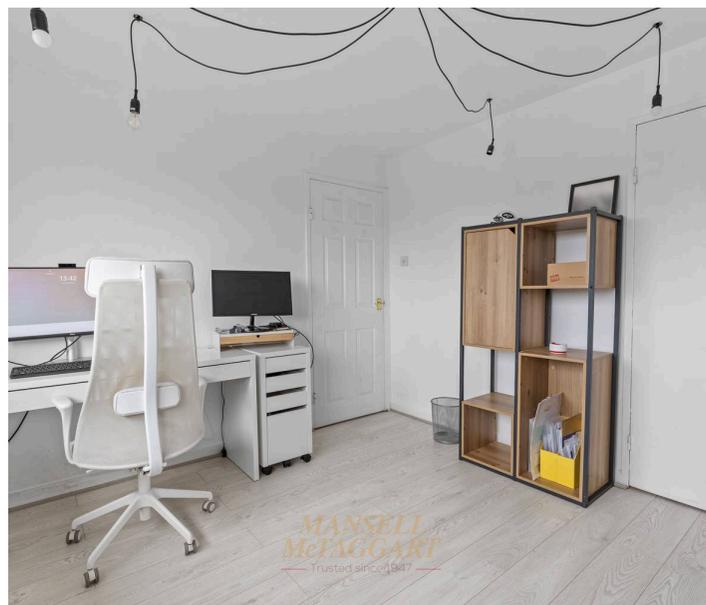


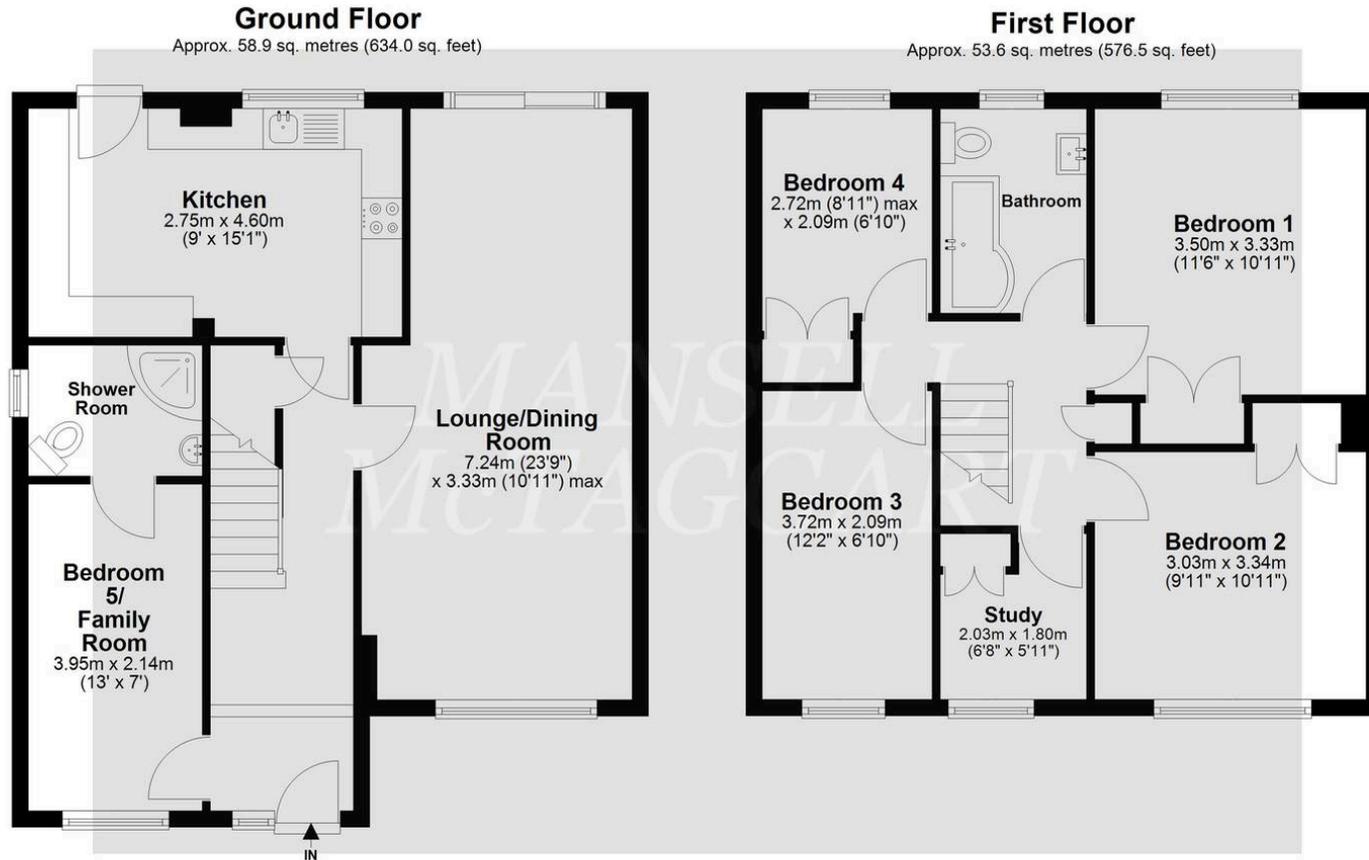
Externally, the property benefits from driveway parking and an electric car charging point. Gated side access leads to the tiered garden which has an area laid to lawn, two patio seating areas and a garden shed.

Council Tax band: D

Tenure: Freehold

- Semi detached family home
- Over 1,200 Sq ft of living space
- Five bedrooms
- Two bathrooms
- Utility room
- Driveway parking
- Extended and well presented throughout
- New boiler in 2022
- Tiered garden
- No onward chain!





Total area: approx. 112.5 sq. metres (1210.5 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 buyer.  
Plan produced using PlanUp.

## 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/)

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