



**Fowler Close, Maidenbower**  
£375,000

**MANSELL  
McTAGGART**  
Trusted since 1947





- Located in the sought after area of Maidenbower
- Tucked away position within a peaceful close
- Semi-detached home
- Living room to front | Kitchen/Dining area to rear
- Two double bedrooms
- Private parking and secluded rear garden
- NO ONWARD CHAIN
- 100% mortgage may be available – speak to our recommended Finance Planning Mortgage Adviser to check eligibility
- Council Tax Band 'D' and EPC 'tbc'

A great opportunity to purchase a two double bedroom semi-detached home, situated in a tucked away position within a peaceful close in Maidenbower. The property boasts a private parking space adjacent to the house, a secluded rear garden and no onward chain.

Upon entering the home, you are greeted by an entrance lobby with stairs to first floor and a door leading into the living room. The living room is a bright and airy space with a front aspect window allowing in plenty of natural light, ample space for living room furniture and a useful storage cupboard located beneath the stairs. To the rear of the house is the kitchen and separate dining area, which could be opened up to create a a fully open plan space. The kitchen is fitted with a range of cupboards and drawers with work surfaces over, integrated appliances include a double oven with ceramic hob and extractor over, dishwasher and fridge/freezer with space and plumbing for a washing machine. The dining room can comfortably house a four to six seater table and chairs and offers access to the rear garden via sliding patio doors.





Heading upstairs, the first floor landing provides access to both bedrooms, bathroom, loft and the airing cupboard.

Bedroom one is situated to the front of the house, being a generous double room with a recessed area suitable for wardrobes. Bedroom two, another double room, is to the rear and again, has a recessed area suitable for wardrobes.

Finally, the bathroom has been re-fitted in an attractive white suite comprising of a panelled 'P' shaped bath with glass shower screen and shower unit over, WC and wash hand basin with built-in storage beneath, heated towel warmer and opaque window.

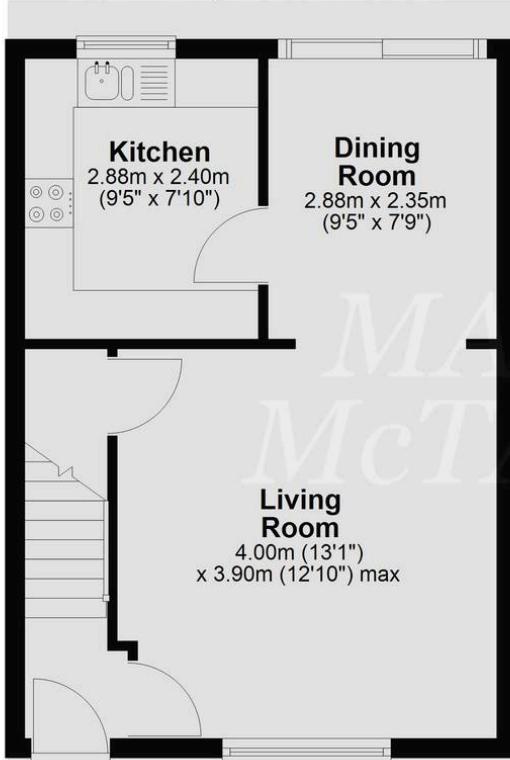
#### Outside

To the front of the house, there is a private driveway, with one space allocated to the property and a small area of lawn and footpath leading to the front door. Gated side access leads to the secluded rear garden, which is laid to lawn with a patio abutting the foot of the house with the whole enclosed by wooden panel fencing. The property is offered with vacant possession and no onward chain.



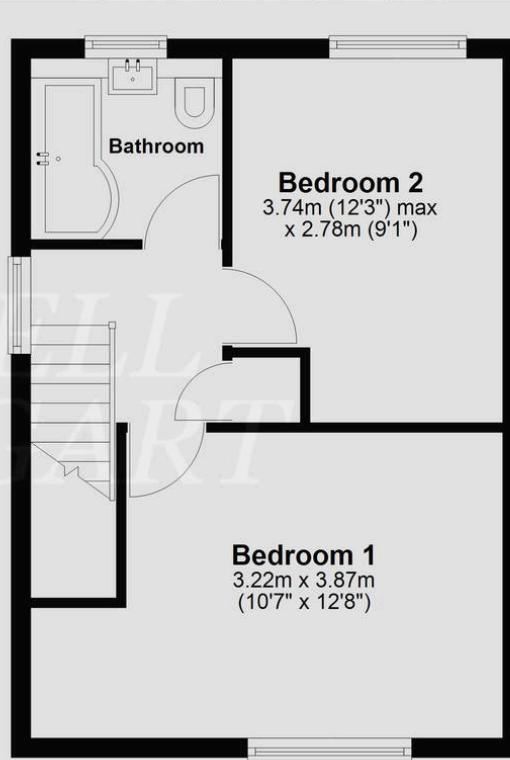
## Ground Floor

Approx. 33.9 sq. metres (364.4 sq. feet)



## First Floor

Approx. 33.8 sq. metres (363.4 sq. feet)



Total area: approx. 67.6 sq. metres (727.8 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 buyer.

Plan produced using PlanUp.

# Mansell McTaggart Crawley

35 The Broadway, West Sussex – RH10 1HD

01293 533333

crawley@mansellmctaggart.co.uk

[www.mansellmctaggart.co.uk/branch/crawley/](http://www.mansellmctaggart.co.uk/branch/crawley/)

Consumer Protection from Unfair Trading Regulations 2008 We have not tested any apparatus, equipment, fixtures, fittings or services and so cannot verify that they are in working order or fit for purpose. You are advised to obtain verification from your solicitor or surveyor. References to the tenure of a property are based on information supplied by the seller. We have not had sight of the title documents and a buyer is advised to obtain verification from their solicitor. Items shown in photographs are not included unless specifically mentioned within the sales particulars, but may be available by separate negotiation.