

**TO LET**



**Trafalgar Gardens, Pound Hill, Crawley**  
**£1,100 pcm**

  
**MARTIN&CO**

# Trafalgar Gardens, Pound Hill, Crawley

## 2 Double Bedroom Apartment

£1,100 pcm

Date available: Available Now

Deposit: £1,269

Council Tax band: C

- 2 Double Bedroom First Floor Apartment
- Adjacent to Three Bridges Train Station
- EPC Rating C
- Furnished
- Balcony and Allocated Parking
- Gated Development

Take a virtual walk through this property now by clicking the virtual tour button.

This executive 2 double bedroom furnished first floor apartment is located in the sought-after development of Trafalgar Gardens conveniently located adjacent to Three Bridges Mainline Station.

The property offers spacious accommodation



and comes with an open plan fully fitted kitchen with integrated appliances including a dishwasher.

Neutrally decorated, the lounge/dining room is of a good size and has patio doors opening out to a private balcony.

Both of the bedrooms are doubles with the master bedroom having an en-suite shower room and in-built wardrobes.

The second bedroom comes with wardrobes and is serviced via the guest bathroom comprising a white suite and shower over bath.

Additionally the apartment has an entryphone system, allocated parking and electric heating.

This is a fantastic location for commuters and provides easy access to Gatwick Airport and Manor Royal Business District. Water rates are included in the rental price. An early viewing is highly recommended.

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92-100) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		80	85
		EU Directive 2002/91/EC	

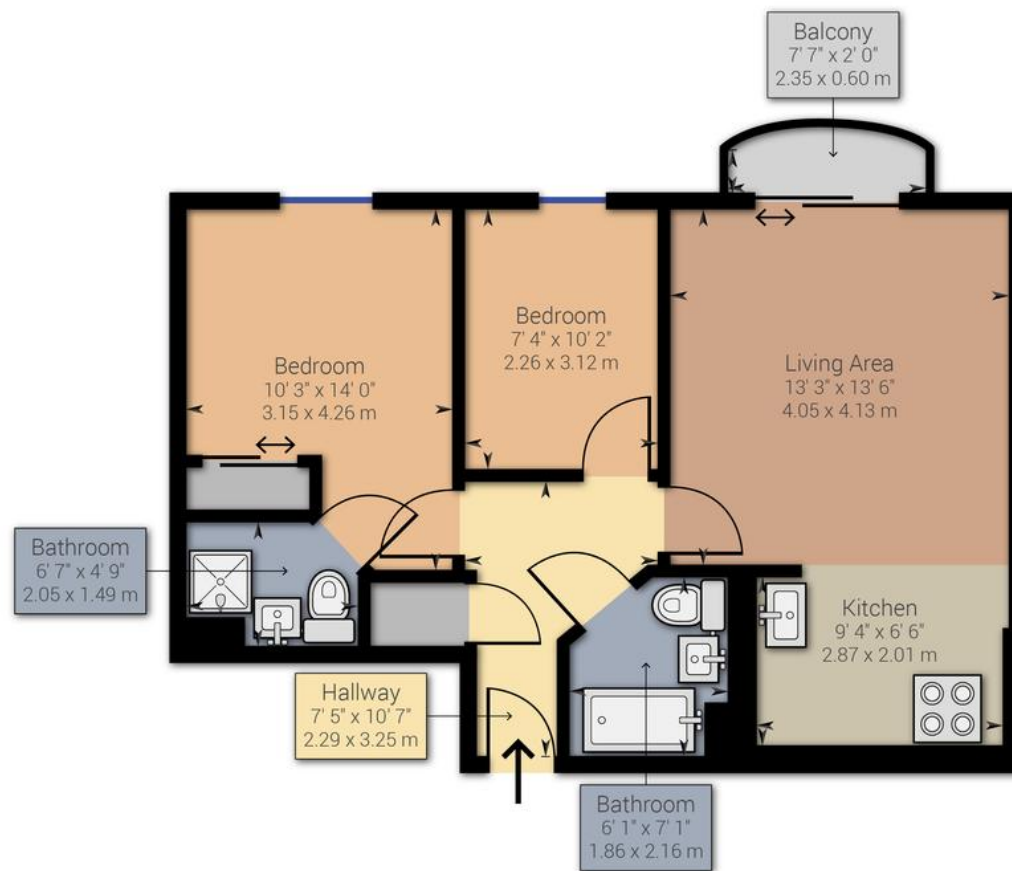
Environmental Impact (CO <sub>2</sub> ) Rating		Current	Potential
Very environmentally friendly - lower CO <sub>2</sub> emissions			
(92-100) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not environmentally friendly - higher CO <sub>2</sub> emissions			
England & Wales		75	75
		EU Directive 2002/91/EC	



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360° Virtual  
Interactive  
Viewing  
available for  
this property!





Approximate net internal area: 591.36 ft<sup>2</sup> (611.68 ft<sup>2</sup>) / 54.94 m<sup>2</sup> (56.83 m<sup>2</sup>)

## Martin & Co Crawley

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