

£550,000

40 Stephenson Drive, East Grinstead



- Detached Family Home
- Four Bedrooms
- Spacious Lounge / Living Area
- Open Plan Kitchen / Diner
- Beautiful Condition Throughout
- Garage & Driveway Parking
- Front & Rear Garden
- Close To Town, Station & Schools

For further information contact Garnham H Bewley:

Tel: 01342 410227 | Email: eastgrinstead@garnhamhbewley.co.uk



40 Stephenson Drive, East Grinstead, West Sussex RH19 4BG

Garnham H Bewley are delighted to present the market this beautifully presented and recently updated four bedroom detached family home. Located just a short distance from the main town centre, mainline station and popular schools, this property comprises four bedrooms, main family bathroom, spacious lounge / living area, open plan kitchen / diner, downstairs WC, garage and driveway parking for multiple cars.

Ground floor comprises a welcoming entrance hallway which provides access to all rooms and also where there are stairs leading to the first floor and a downstairs WC. The main lounge / living area is fantastic size and benefits from a large window overlooking the rear garden and also access out to the rear patio via a single patio door. Towards the front of the property is the recently updated and modern kitchen/dining room. The modern kitchen is fitted with a range of wall and base level units, a selection of integrated appliances, window facing the front aspect and a single door leading out the side of the property. In the dining section there is space for a large six seater dining table and a bay window which provides a pleasant outlook towards the front aspect. Also on the ground floor is the separate downstairs WC which is fitted with a low-level WC, wash hand basin, heated towel rail, privacy style window facing the side aspect and two storage cupboards.

On the first floor, there are four bedrooms and the main family bathroom. The master bedroom which is a fantastic size benefits from a selection of freestanding wardrobes and a window facing the rear garden. Bedrooms two and three, which can also be used to double bedrooms enjoy outlooks both towards the front aspect and rear aspect. Bedroom four which is a fantastic size office/single bedroom has a bright double aspect out towards the front and side of the property. All bedrooms are complimented by the main family bathroom which has been fitted with a panel enclosed bath with shower and shower curtain, low level WC, wash hand basin, privacy style window to the side aspect and tiled walls.

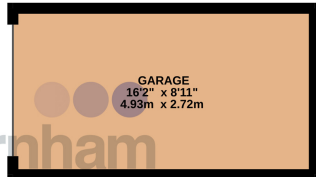
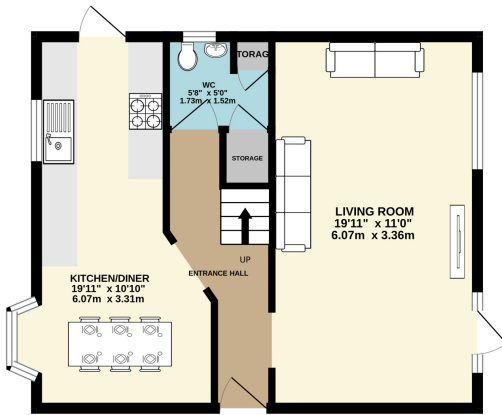
Outside the property enjoys a patio area accessible via the lounge which leads to a generous size lawn. The garden is completely fence enclosed and enjoys a selection of mature shrubs and hedges. Towards the front of the property there is driveway parking for multiple cars and a detached garage. Overall the property is presented to the market in excellent condition throughout and is located within great proximity to the local town centre, mainline train station & schools.



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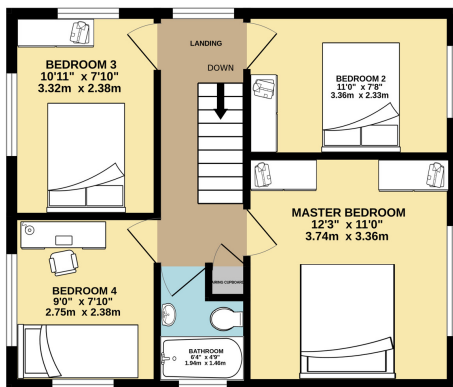
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GROUND FLOOR
495 sq.ft. (46.0 sq.m.) approx.



Garnham
H Bewley

1ST FLOOR
495 sq.ft. (46.0 sq.m.) approx.



TOTAL FLOOR AREA : 990 sq.ft. (92.0 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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Accommodation

Ground Floor

Entrance Hallway

Living Room

19' 11" x 11' 0" (6.07m x 3.35m)

Kitchen / Diner

19' 11" x 10' 10" (6.07m x 3.30m)

Downstairs WC

5' 8" x 5' 0" (1.73m x 1.52m)

First Floor

Master Bedroom

12' 3" x 11' 0" (3.73m x 3.35m)

Bedroom Two

11' 0" x 7' 8" (3.35m x 2.34m)

Bedroom Three

10' 11" x 7' 10" (3.33m x 2.39m)

Bedroom Four

9' 0" x 7' 10" (2.74m x 2.39m)

Bathroom

6' 4" x 4' 9" (1.93m x 1.45m)

Outside

Garage

16' 2" x 8' 11" (4.93m x 2.72m)



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NEAREST STATIONS

East Grinstead Station - 0.7 miles

Dormans Station - 2.5 miles

Lingfield Station - 3.9 miles

All dimensions are approximate and are quoted for guidance only, their accuracy cannot be confirmed. Reference to appliances and/or services does not imply they are necessarily in working order or fit for the purpose. Buyers are advised to obtain verification from their solicitors as to the Freehold/Leasehold status of the property, the position regarding any fixtures and fittings and where the property has been extended/converted as to Planning Approval and Building Regulations compliance. These particulars do not constitute or form part of an offer or contract, nor may they be regarded as representations. All interested parties must themselves verify their accuracy. Where a room layout is included this is for general guidance only, it is not to scale and its accuracy cannot be confirmed

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