

Guide Price

£950,000

Garnham
H Bewley

Ship Street, East Grinstead



- Stunning Detached Family Home
- Four Bedrooms
- 20ft x 11ft Sun Room
- En-suite and Walk in Wardrobe
- Living Room and Dining Room
- Utility and Downstairs W.C
- Double Garage & Driveway
- Balcony

For further information contact Garnham H Bewley:

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



Varenda, Ship Street, East Grinstead, West Sussex RH19 4DX

Guide Price £950,000 to £970,000. Garnham H Bewley are pleased to present to the market this substantial four bedroom detached family home which has been extended and modernised over the years to create a light and stylish living space to fit most family needs. The accommodation boasts a living room with feature fireplace, sun room complete with skylight and views over the garden, kitchen, dining room which is versatile in its use, utility, downstairs W.C., master suite complete with walk in wardrobe, en-suite and balcony, three further bedrooms to the first floor, shower room and the ever useful double garage. Outside, the extensive garden is a real feature having been wonderfully landscaped to create a great space for entertaining. This family home is perfectly situated for East Grinstead town centre whilst being within a mile of East Grinstead mainline railway station providing convenient transport links to London Victoria and London Bridge. Internal viewings come highly recommended to fully appreciate this great example of a detached family home.

The ground floor consists of front door into entrance hall with stairs leading to the first floor. The kitchen is situated within the heart of the home and has been fitted with a range of wall and base level units with areas of work surfaces, integrated oven, combination microwave, induction hob with extractor hood, fridge, dishwasher, window to the rear aspect and door leading through to the dining room. The living room has a feature fireplace, double aspect windows and French doors leading into the sun room which has a skylight, French doors to the dining room and rear garden. The utility is set just off the dining room and provides space for washing machine, tumble dryer, access to the downstairs W.C. and double garage and houses the boiler. The first floor consists of landing, master bedroom which has French doors leading to the balcony with views over the garden. The master bedroom also provides access to the walk-in wardrobe and en-suite which has been beautifully fitted with freestanding bath complete with mixer taps, double shower cubicle with Aqualisa shower, wash hand basin with vanity unit, low level W.C., heated towel rail and window to the front aspect. Bedroom two overlooks the rear garden and bedrooms three and four are set to the front aspect. There is also the family shower room which has been fitted with a double shower cubicle with Aqualisa shower, wash hand basin with vanity unit, low level W.C., heated towel rail and can also be accessed by the second bedroom. Outside, the stunning rear garden has been wonderfully landscape and offers a great deal of privacy and boasts central water feature with gravel paths, patio ideal for entertaining, an expanse of lawn with mature shrubs and borders, side garden complete with potting greenhouse with peach vine and garden shed. To the front, the driveway provides ample parking and leads to the double garage.

Welcome
Home

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Accommodation

Ground Floor Entrance Hall

Kitchen

12' 6" x 8' 5" (3.81m x 2.57m)

Living Room

24' 0" x 12' 0" (7.32m x 3.66m)

Sun Room

20' 7" x 11' 7" (6.27m x 3.53m)

Dining Room

16' 7" x 13' 7" (5.05m x 4.14m)

Utility

Downstairs W.C.

First Floor Landing

Master Bedroom

16' 8" x 11' 2" (5.08m x 3.40m)

Balcony

Walk In-Wardrobe

9' 0" x 7' 9" (2.74m x 2.36m)

En-suite

9' 0" x 8' 5" (2.74m x 2.57m)

Bedroom 2

13' 8" x 12' 0" (4.17m x 3.66m)

Bedroom 3

12' 0" x 10' 0" (3.66m x 3.05m)

Bedroom 4

8' 6" x 6' 3" (2.59m x 1.91m)

Shower Room

8' 5" x 6' 0" (2.57m x 1.83m)

Outside Garden

Double Garage

17' 10" x 16' 9" (5.44m x 5.11m)

Driveway



TOTAL FLOOR AREA: 2109 sq.ft. (196.0 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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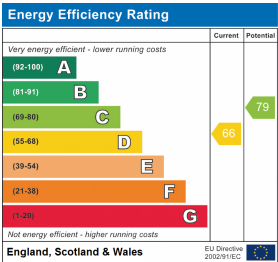


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Transport Information
 Nearest Railway Stations
 East Grinstead (0.6 mi)
 Dormans (2.5 mi)
 Lingfield (3.9 mi)

East Grinstead
01342 410227



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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