

Guide Price

£325,000

Garnham
H Bewley

2 Squirrel Ridge, Crawley Down



- Terraced Family Home
- Two Double Bedrooms
- Refitted Kitchen/Breakfast Room
- Refitted Bathroom
- Lounge
- Garden
- Cul-de-sac Location

For further information contact Garnham H Bewley:

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



2 Squirrel Ridge, Crawley Down, West Sussex RH10 4LG

Guide Price £335,000 to £350,000. Garnham H Bewley are pleased to present to the market this recently refurbished two double bedroom terraced home nestled within a cul-de-sac location within striking distance of the ever popular village of Crawley Down. The property has been modernised to provide a light and stylish living space and the accommodation boasts refitted kitchen/breakfast room, lounge with patio doors onto the garden, two bedrooms to the first floor and refitted family bathroom. Outside there is allocated parking for two cars and internal viewings come highly recommended to fully appreciate this great example of a two bedroom terrace home.

The ground floor consists of front door into entrance hall with stairs leading to the first floor and access to the under stairs storage cupboard. The kitchen/breakfast room has been fitted with a range of wall and base level units with areas of work surfaces, breakfast bar, 1 1/2 bowl sink with drainer, integrated oven, gas hob with extractor hood above, space for fridge/freezer, washing machine and window to the front aspect. The lounge is set to the rear aspect with patio doors leading onto the garden.

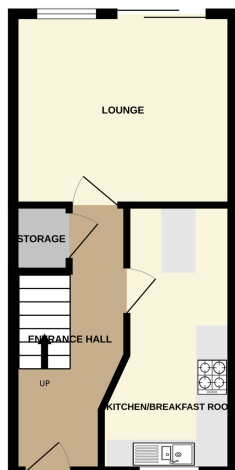
The first floor consists of landing, main bedroom overlooking the rear garden and bedroom two is set to the front aspect. There is also the family bathroom which has been fitted with a panel enclosed bath with mixer taps, Aqualisa shower point and glass screen, wash hand basin, low level W.C., heated towel rail and fully tiled walls.

Outside the rear garden is tiered with areas of patio ideal for entertaining and a range of shrubs and borders. To the front there is steps up to the front door.

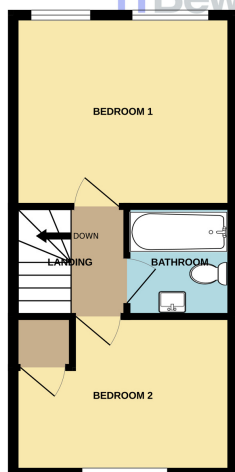


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GROUND FLOOR
314 sq.ft. (29.1 sq.m.) approx.



1ST FLOOR
314 sq.ft. (29.1 sq.m.) approx.



TOTAL FLOOR AREA : 627 sq.ft. (58.3 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 Hall

Kitchen/Breakfast Room
14' 11" x 7' 4" (4.55m x 2.24m)

Lounge
12' 3" x 10' 8" (3.73m x 3.25m)

First Floor Landing

Main Bedroom
12' 3" x 10' 8" (3.73m x 3.25m)

Bedroom 2
12' 4" x 8' 10" (3.76m x 2.69m)

Bathroom
6' 1" x 5' 9" (1.85m x 1.75m)

Outside Garden

Allocated Parking



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