

Guide Price

£900,000

Garnham
H Bewley

3 Great Field Place, East Grinstead



- Stunning Detached Family Home
- Five Bedrooms
- Kitchen/Breakfast Room
- Two Reception Rooms
- Utility and Downstairs Wet Room
- Conservatory
- Two En-suites
- Garage and Driveway

For further information contact Garnham H Bewley:

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



3 Great Field Place, East Grinstead, West Sussex RH19 3FJ

Garnham H Bewley are pleased to present to the market this substantial five bedroom detached family home nestled within an exclusive gated development offering a light and stylish living space which currently boasts kitchen/breakfast room, lounge with feature fireplace, dining room, conservatory, utility, downstairs wet room, en-suites to the master and second bedroom, family bathroom and garage. 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, access to the downstairs wet room and 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, integrated double oven, microwave, gas hob with extractor hood above, dishwasher, space for American style fridge/freezer, window to the rear aspect and French door leading to the conservatory which overlooks the rear garden. The utility is accessed from the kitchen and has base level units, sink with drainer, space for washing machine, door to side leading to the garden and integral door to the garage. The lounge is set to the rear aspect with a feature gas fireplace, window to the side and French doors leading to the garden. There is also the dining room which is set to the front aspect with French doors leading to the lounge and window to the front.

The first floor consists of landing, master bedroom which has fitted wardrobes, window overlooking the garden and access to the en-suite which has been fitted with a shower cubicle, wash hand basin, low level W.C., heated towel rail, shaver point and window to the rear aspect. Bedroom two is set to the rear aspect with fitted wardrobe, window and access to the en-suite which has been fitted with shower cubicle, wash hand basin, low level W.C., heated towel rail, shaver point and window to the side aspect. Bedrooms three, four and five are all set to the front aspect. The family bathroom has been fitted with panel enclosed bath, wash hand basin, low level W.C., heated towel rail, shaver point and window to the side aspect.

Outside the rear garden is fence enclosed with patio area ideal for entertaining and leading to a lawned garden with a range of mature shrubs and borders. There is access to the side of the property and to the front is there driveway leading to the garage.



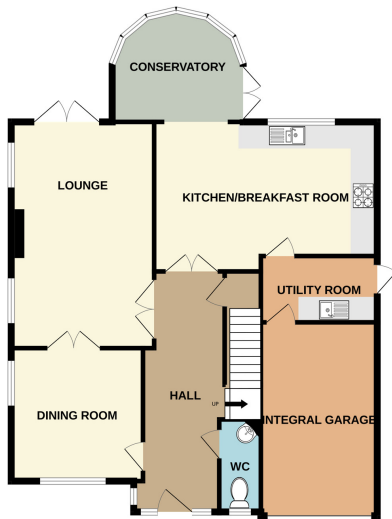
Welcome
Home



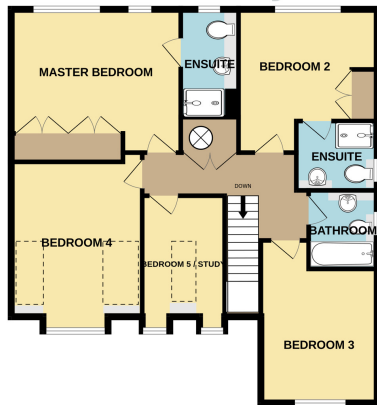
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GROUND FLOOR
1099 sq.ft. (102.1 sq.m.) approx.



Garnham H Bewley
1ST FLOOR
899 sq.ft. (83.5 sq.m.) approx.



3 GREAT FIELD PLACE, EAST GRINSTEAD, W. SUSSEX RH19 3FJ

TOTAL FLOOR AREA : 1998 sq.ft. (185.6 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

Downstairs Wet Room

Kitchen/Breakfast Room

19' 0" x 11' 6" (5.79m x 3.51m)

Conservatory

11' 0" x 10' 7" (3.35m x 3.23m)

Utility

9' 0" x 5' 0" (2.74m x 1.52m)

Lounge

19' 4" x 12' 2" (5.89m x 3.71m)

Dining Room

11' 4" x 11' 2" (3.45m x 3.40m)

First Floor Landing

Master Bedroom

14' 8" x 12' 3" (4.47m x 3.73m)

En-suite

9' 0" x 4' 1" (2.74m x 1.24m)

Bedroom 2

12' 2" x 11' 7" (3.71m x 3.53m)

En-suite

6' 1" x 5' 0" (1.85m x 1.52m)

Bedroom 3

11' 7" x 9' 5" (3.53m x 2.87m)

Bedroom 4

12' 7" x 11' 3" (3.84m x 3.43m)

Bedroom 5

9' 8" x 6' 5" (2.95m x 1.96m)

Family Bathroom

6' 8" x 5' 9" (2.03m x 1.75m)

Outside Garden

Garage

17' 0" x 9' 0" (5.18m x 2.74m)

Driveway



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