

Price

£410,000

Garnham
H Bewley

79 Maypole Road, Ashurst Wood, East Grinstead



- Character Family Home
- Three Bedrooms
- Lounge and Dining Room
- Kitchen
- Downstairs Bathroom
- Front and Rear Gardens
- Driveway
- Popular Village Location

For further information contact Garnham H Bewley:

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



79 Maypole Road, Ashurst Wood, East Grinstead, West Sussex RH19 3RB

Garnham H Bewley are pleased to present to the market this character three bedroom semi detached family home nestled within the ever popular village of Ashurst Wood. The property offers some great character features and the accommodation currently boasts lounge with feature fireplace, kitchen open plan to the dining room, downstairs bathroom, two bedrooms to the first floor and bedroom/attic room to the top floor. Outside the gardens have been well landscaped and there is the added bonus of driveway providing off road parking. The property is situated within striking distance of the village centre with its range of local shops, amenities and local primary school. Internal viewings come highly recommended to fully appreciate this great example of a semi detached character home.

The ground floor consists of front door into small entrance hall with stairs leading to the first floor. The lounge is situated to the front aspect with feature fireplace and window. The kitchen has been fitted with a range of wall and base level units with areas of work surfaces, sink with drainer, integrated oven, electric hob with extractor hood above, space for fridge/freezer, window to the side aspect and open plan to the dining area. The bathroom is set to the rear of the property and has been fitted with a freestanding roll top bath with mixer taps with shower attachment, shower point, wash hand basin, low level W.C., access to the airing cupboard and window to the rear aspect.

The first floor consists of bedroom to the front aspect with feature fireplace and access to storage cupboard over the stairs. The rear bedroom overlooks the garden and provides access to the stairs to the second floor. The second floor consists of a bedroom/attic room with double aspect windows.

Outside the rear garden is fence enclosed and mainly laid to lawn with a range of mature shrubs and borders. To the front there is an area of garden with driveway leading down the side of the property providing off road parking.



Welcome
Home



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Accommodation

Ground Floor

Lounge

11' 8" x 11' 4" (3.56m x 3.45m)

Kitchen

12' 1" x 8' 1" (3.68m x 2.46m)

Dining Room

11' 7" x 8' 3" (3.53m x 2.51m)

Family Bathroom

8' 2" x 7' 7" (2.49m x 2.31m)

First Floor

Bedroom 2

11' 9" x 11' 5" (3.58m x 3.48m)

Bedroom 3

11' 9" x 8' 4" (3.58m x 2.54m)

Second Floor

Bedroom 1/Attic Room

13' 8" x 11' 9" (4.17m x 3.58m)

Outside

Garden

Driveway



TOTAL FLOOR AREA - 857 sq ft (79.6 sq m.) approx.
While every attempt has been made to ensure the accuracy of the floorplans contained herein, measurements of doors, windows, stairs 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 various fixtures and appliances shown have not been tested and no guarantee as to their condition or efficiency can be given.
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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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