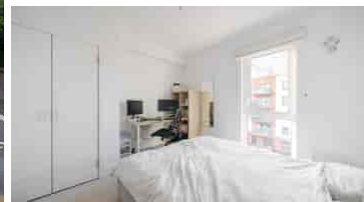


£250,000 Leasehold

Bloomery House, West Green Drive, Crawley, Surrey RH11 7NZ



- Third Floor (building has a lift)
- Juliette Balcony
- Parking Space
- Approx. 620 Sqft Gross Internal Area
- Very Good Energy-Efficiency Rating
- Short Walk to Crawley Station

GENERAL DESCRIPTION

A well-presented, third-floor flat close to the centre of Crawley. The south-west-facing property has a twenty-two-foot main room with attractive flooring and Juliette balcony. The open-plan kitchen area features gloss units and integrated appliances. There is a spacious bedroom with fitted wardrobe, a second, smaller bedroom and a stylish bathroom. Modern standards of insulation, high performance glazing and gas central heating make for a very good energy-efficiency rating. There is a large supermarket nearby plus a shopping centre and host of other stores within easy reach. Crawley Station (for rail services to Peterborough, Horsham, Portsmouth/Bognor Regis and London Victoria) is only a short walk away. The flat comes with use of an allocated parking space.

Tenure: Leasehold (125 years from 25/03/2016).

Service Charge: £227.12 per month (subject to annual review).

Council Tax: Band C, Crawley Borough Council.

Please Note: This property is currently part-owned by A2Dominion Housing Association but is offered as a 100% open-market sale. Upon completion, the full leasehold title would transfer to the buyer.

This property is offered for sale in the condition seen. As a general rule, fitted domestic appliances are included in the sale; non-fitted appliances are not. If you require confirmation, you must request this in writing from Urban Moves. The information in this document supersedes any information given verbally either in person or by telephone. Pets not permitted (except assistance animals).

DIMENSIONS

THIRD FLOOR

Entrance Hallway

Reception

22' 1" max. x 10' 11" max. (6.73m x 3.33m)

Kitchen

included in reception measurement

Bedroom 1

11' 7" max. x 10' 8" max. (3.53m x 3.25m)

Bedroom 2

11' 10" x 6' 7" (3.61m x 2.01m)

Bathroom

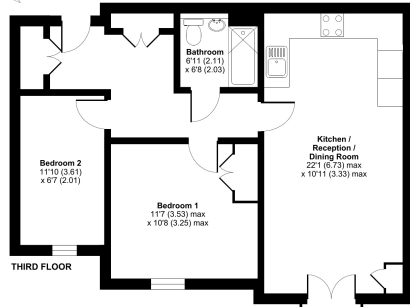
6' 11" x 6' 8" (2.11m x 2.03m)



West Green Drive, Crawley, RH11

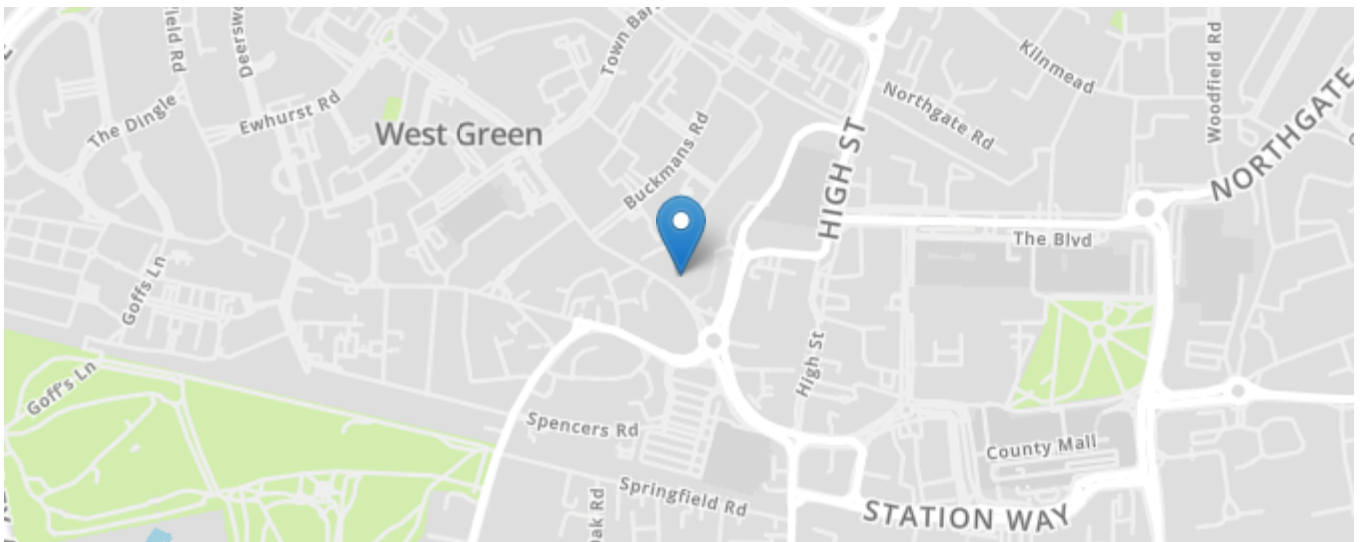
Approximate Area = 620 sq ft / 57.5 sq m

For identification only - Not to scale



Plan also produced in accordance with RICS Property Measurement 2nd Edition.
Accredited International Property Measurement Standards (IPMS) Registered.
Produced for Urban Moves. REF: 122597 ©Urban Moves 2024

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+) A		
(81-91) B	84	84
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England, Scotland & Wales	EU Directive 2002/91/EC	



All content shown is to be used as a general guideline for the property. None of the contents of this document constitute part of an offer or contract. All measurements, photographs, floor-plans and data provided are only a guideline and should not be relied upon.