

Price

£675,000

Garnham
H Bewley

4 Marlpit Close, East Grinstead



- Four Double Bedrooms
- Three Reception Rooms
- Kitchen / Breakfast Area
- Downstairs Cloakroom
- Two Bathrooms
- Ample Driveway Parking and Double Garage
- Front & Rear Gardens

For further information contact Garnham H Bewley:

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



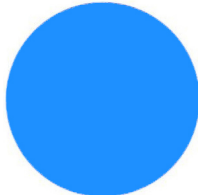
4 Marpit Close, East Grinstead, West Sussex RH19 2RY

Tucked away in a peaceful cul-de-sac, this fabulous and spacious four double bedroom detached home offers generous living accommodation and excellent outdoor space, making it ideal for modern family life. The property enjoys ample driveway parking with a detached double garage.

Inside, the ground floor features an inviting entrance porch, a convenient downstairs W.C., a large dual-aspect lounge providing plenty of light, feature brick fireplace and doors opening onto the rear garden. The kitchen/breakfast room fitted with a comprehensive range of units, work surfaces, one and a half bowl inset sink/drainers, breakfast bar, and space for appliances, along with dual-aspect windows and access to the garden. There is also a separate dining room with double doors leading to the lounge enjoying an outlook over the rear garden, and a useful study, perfect for working from home.

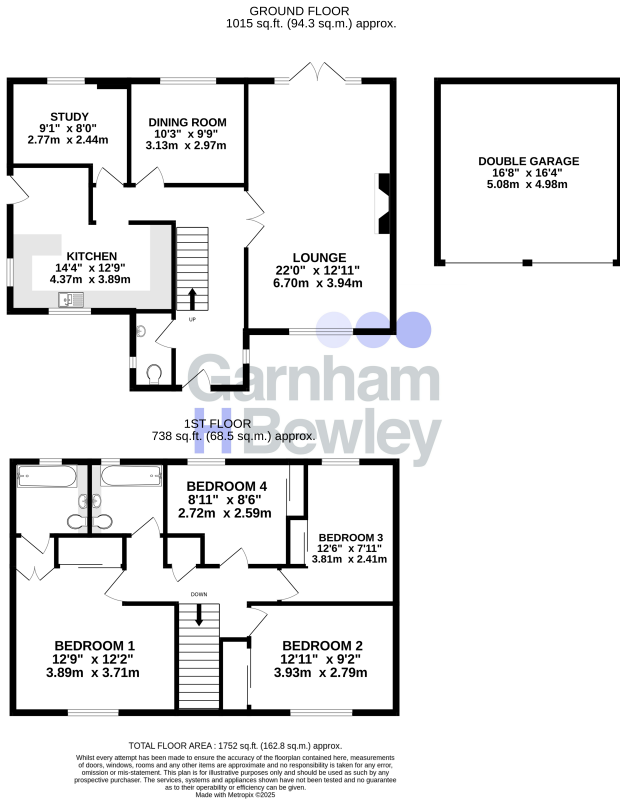
Upstairs, there are four generous double bedrooms, all with built-in wardrobes offering ample storage and hanging space. The master bedroom boasts a fully tiled en-suite bathroom with a white suite and Aqualisa shower over the bath, while the beautifully appointed family bathroom includes a panel-enclosed bath with an Aqualisa shower, low-level W.C., wash hand basin, part-tiled walls, shaver point, and a rear-facing window. With two side access points and the house positioned in a quiet corner of a sought-after cul-de-sac, this home truly offers privacy, space, and practicality for family living.

Set on a great sized plot, the property benefits from ample off-road parking for up to six vehicles, a double garage with two up-and-over doors, and well-maintained front and rear gardens offering great privacy with mature shrubs, patio, outside lighting, and an external tap.



For further information contact Garnham H Bewley:
Tel: 01342 410227 | Email: eastgrinstead@garnhamhbewley.co.uk

Accommodation



Entrance Hall

17' 9" x 6' 4" (5.41m x 1.93m)

Downstairs W.C

Lounge

22' 0" x 12' 11" (6.71m x 3.94m)

Kitchen / Breakfast Room

13' 9" x 12' 7" (4.19m x 3.84m)

Dining Room

10' 3" x 9' 9" (3.12m x 2.97m)

Study

9' 1" x 8' 0" (2.77m x 2.44m)

First Floor

Master Bedroom

12' 9" x 12' 2" (3.89m x 3.71m)

En-suite

6' 9" x 5' 11" (2.06m x 1.80m)

Bedroom 2

12' 11" x 9' 2" (3.94m x 2.79m)

Bedroom 3

12' 6" x 7' 11" (3.81m x 2.41m)

Bedroom 4

9' 6" x 8' 11" (2.90m x 2.72m)

Family Bathroom

6' 9" x 6' 7" (2.06m x 2.01m)

Double Garage

16' 8" x 16' 4" (5.08m x 4.98m)



For further information contact Garnham H Bewley:

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



NEAREST RAILWAY STATIONS

East Grinstead Station 0.9 miles

Dormans Station 1.3 miles

Lingfield Station 2.6 miles

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

For further information contact Garnham H Bewley:
Tel: 01342 410227 | Email: eastgrinstead@garnhamhbewley.co.uk