

Offers in Excess
of:

£550,000

Garnham
H Bewley

18 Haven Gardens, Crawley Down



- Fabulous Family Home
- Three Reception Rooms
- Downstairs Cloakroom
- En-suite To Master Bedroom
- Excellent Condition Throughout
- Ample Driveway Parking
- Detached Single Garage
- Attractive and Private Rear

For further information contact Garnham H Bewley:

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



18 Haven Gardens, Crawley Down, West Sussex RH10 4UD

Garnham H Bewley are delighted to offer for sale this wonderful three bedroomed family home formerly a four bedroomed with three reception rooms, two bathrooms, delightful private rear garden, ample driveway parking and a detached garage. The property is located in a sought after road within the popular village of Crawley Down.

The ground floor accommodation consist of an inviting entrance hall with solid wood flooring which continues through most of the downstairs and upstairs, stairs to the first floor landing and a door to the well-appointed downstairs W.C. The spacious lounge is situated to the front of the property and has a large bay window providing plenty of light, feature fireplace with a wood burning stove, under stair storage cupboard and double wooden and glazed doors through to the dining room. The kitchen is fitted in a range of wall and base level units with area of work surfaces, breakfast bar, one bowl inset sink and drainer, built in Hotpoint oven, four ring gas hob, integrated fridge / freezer, space for dishwasher and washing machine, part tiled walls, window to the side aspect and a door onto the attractive rear garden. The kitchen opens through to the dining room which in turn opens through to the impressive sized conservatory / family area enjoying a lovely aspect over the private rear garden.

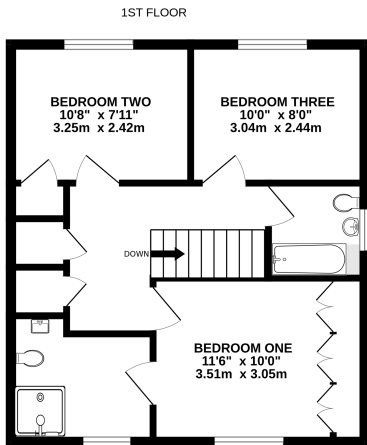
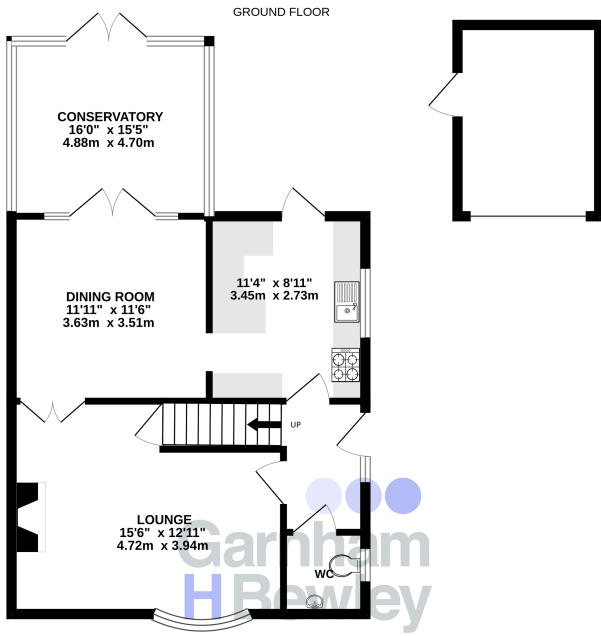
The first floor accommodation consists of a landing with storage cupboard and airing cupboard and doors to all rooms. The master bedroom is a generous size with luxury fitted wardrobes providing plenty of storage and hanging space, a large window to the front aspect and a door to formerly bedroom four which is now a lovely en-suite shower room. Bedroom two and bedroom three both enjoy a wonderful outlook over the rear garden and open fields behind. The family bathroom is fitted in a white suite with a panelled enclosed bath with shower over, glass shower screen, low level W.C, wash hand basin, heated towel rail, part tiled walls and a window to the side aspect.

Outside, to the front offers great driveway parking for several cars, an expanse of lawn, gate access to the rear and a detached garage with power, light and a pedestrian door to the side which accesses the garden. The delightful landscaped rear garden offers several seating areas incorporating a shingle area and a decked area. The garden enjoys a great sized plot with mature shrubs and hedging providing excellent privacy. There are local countryside walks nearby, The Worth Way, bus routes, Donkey Fields pre school, Crawley Down primary school, The Haven social club and plenty of amenities nearby.



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Accommodation



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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Entrance Hall

Downstairs W.C.

Kitchen

8' 11" x 11' 4" (2.72m x 3.45m)

Dining Room

11' 11" x 11' 6" (3.63m x 3.51m)

Living Room

15' 6" x 12' 11" (4.72m x 3.94m)

Conservatory / Family Room

15' 5" x 16' 0" (4.70m x 4.88m)

First Floor

Landing

Master Bedroom

11' 6" x 10' 0" (3.51m x 3.05m)

En-suite

8' 9" x 6' 2" (2.67m x 1.88m)

Bedroom 2

10' 8" x 7' 11" (3.25m x 2.41m)

Bedroom 3

10' 0" x 8' 0" (3.05m x 2.44m)

Family Bathroom

Garage



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NEAREST RAILWAY STATIONS

East Grinstead Station

2.5 miles

Dormans Station

3.7 miles

Three Bridges Station

3.8 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.

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