

Guide Price
£575,000

£550,000

Garnham
H Bewley

Hophurst Drive, Crawley Down,



- Three Bedroomed Detached Home
- Beautiful Condition Throughout
- Spacious Kitchen / Diner
- Living Room With French Doors
- Refitted Family Bathroom
- Refitted En-suite
- Driveway Parking
- Garage Storage and Office Space

For further information contact Garnham H Bewley:

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Cherry Lodge, Hophurst Drive, Crawley Down, West Sussex RH10 4UZ

Guide Price £580,000 - £599,950. This spacious and beautifully presented three-bedroom home is located in the highly sought-after village of Crawley Down, just a short distance from the well-regarded local primary school and preschool. Perfect for families, this property combines comfort, style, and convenience.

Ground Floor: Upon entering, you'll find a recently refitted downstairs cloakroom, offering modern fittings. The impressive kitchen/dining room is fitted with a comprehensive range of wall and base level units with granite work surface. It boasts a built-in double oven, a five-ring hob, an integrated fridge/freezer, breakfast bar and an inset sink/drain. The kitchen benefits from plenty of natural light with windows that provide delightful views over the rear garden and front aspect. A door leads directly to the garden, perfect for indoor-outdoor living. The spacious living room features a charming fireplace and French doors that open onto the rear garden, creating a seamless flow between the indoors and outside.

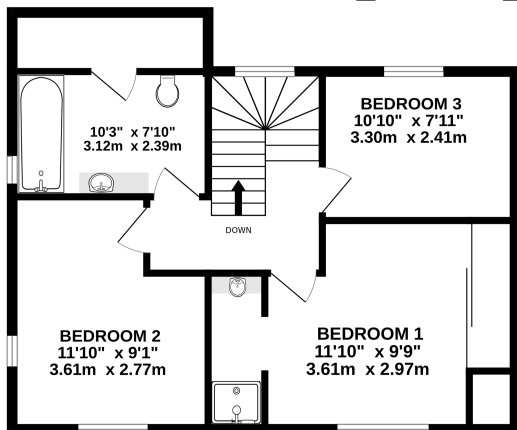
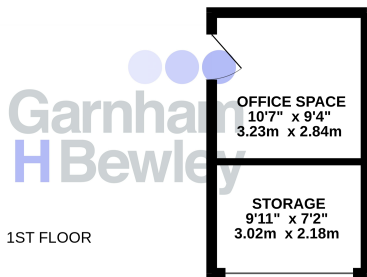
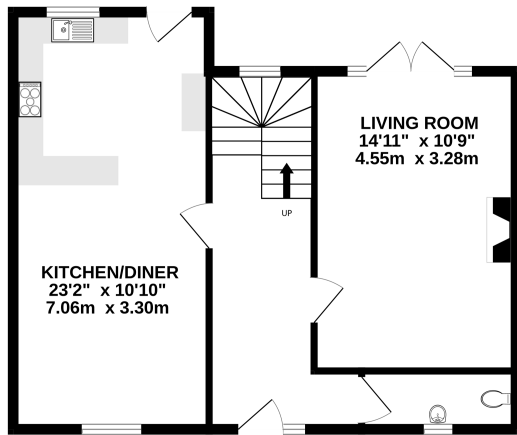
First Floor: The first floor offers three generous-sized bedrooms. The master bedroom is particularly impressive, complete with a beautifully refitted en-suite shower room. The family bathroom has also been recently upgraded, offering a panelled enclosed bath with shower over, low-level WC, vanity style wash hand basin with storage, stylish tiling, heated towel rail and a window to the side aspect. Additional storage is accessible via a door leading to eaves storage.

Outside: To the front, you'll find ample driveway parking, garage storage with further roof storage, and a dedicated home office space with internet, power lighting and plumbing for a washing machine, perfect for those working from home. The rear garden is a peaceful retreat, offering great privacy. It is mainly laid to lawn with a decked area, ideal for relaxing and entertaining. The property is conveniently located near the popular Worth Way, offering scenic walking and cycling routes. This fabulous home combines spacious living with a prime village location, making it a perfect choice for anyone looking for a peaceful and well-connected place to live.



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GROUND FLOOR



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

Entrance Hall

18' 8" x 4' 9" (5.69m x 1.45m)

Downstairs Cloakroom**Kitchen / Dining Room**

23' 2" x 10' 10" (7.06m x 3.30m)

Living Room

14' 11" x 10' 9" (4.55m x 3.28m)

First Floor**Master Bedroom**

11' 10" x 9' 9" (3.61m x 2.97m)

En-suite

8' 10" x 3' 0" (2.69m x 0.91m)

Bedroom 2

11' 10" x 9' 1" (3.61m x 2.77m)

Bedroom 3

10' 10" x 7' 11" (3.30m x 2.41m)

Family Bathroom

10' 3" x 7' 10" (3.12m x 2.39m)

Office Space

10' 7" x 9' 4" (3.23m x 2.84m)

Garage Storage

9' 11" x 7' 2" (3.02m x 2.18m)



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NEAREST SCHOOLS

Crawley Down Village CofE School

50ft

Felbridge Primary School

2.0 miles

Turners Hill CofE Primary School State School

1.8 miles

Imberhorne School

2.5 mile

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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