

Guide Price  
£210,000

£200,000

Garnham  
**H** Bewley

Flat 6 43a London Road, East Grinstead,



- Stunning First Floor Apartment
- Spacious Double Bedroom
- Stylishly Fitted Kitchen
- Tastefully Appointed Bathroom
- Town Centre Location
- Communal Garden Terrace
- Gas Central Heating
- Walking Distance to East Grinstead Railway Station

For further information contact Garnham H Bewley:

Tel: 01342 410227 | Email: [eastgrinstead@garnhamhbewley.co.uk](mailto:eastgrinstead@garnhamhbewley.co.uk)





## Flat 6 43a London Road, East Grinstead, West Sussex RH19 1AW

Garnham H Bewley are delighted to offer for sale, this stylish and contemporary first-floor apartment, which is ideally located in the heart of East Grinstead town centre, just a short walk from the railway station, making it perfect for commuters.

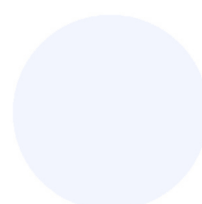
The apartment boasts a spacious double bedroom, offering ample room for relaxation and storage. The lounge features double windows, flooding the room with natural light and providing a bright, welcoming space for both relaxing and entertaining.

The generous kitchen/breakfast room is a highlight, offering plenty of space for dining and an integrated range of appliances, including a gas hob, electric oven, dishwasher and fridge/freezer. The room also benefits from a utility cupboard, neatly housing a washing machine for added convenience.

The bathroom is designed with both style and practicality in mind, featuring a luxurious bath (with shower above), a chic wall-mounted sink, low-level WC, neutral tiles that compliment the modern aesthetic and a large mirror to complete the space.

With high ceilings throughout, the apartment feels light, airy and spacious. The property also features access to a beautifully maintained communal decked roof terrace, ideal for enjoying the outdoors in a peaceful setting.

This property offers the perfect blend of modern living and convenience, making it an ideal choice for professionals, couples, or anyone looking to enjoy the best of East Grinstead. Don't miss your chance to view - call us today to arrange a viewing!



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# Accommodation

## First Floor Apartment:

### Entrance Hall:

3' 2" x 8' 1" (0.97m x 2.46m)

### Kitchen/Breakfast Room:

15' 4" x 14' 5" (4.67m x 4.39m)

### Lounge:

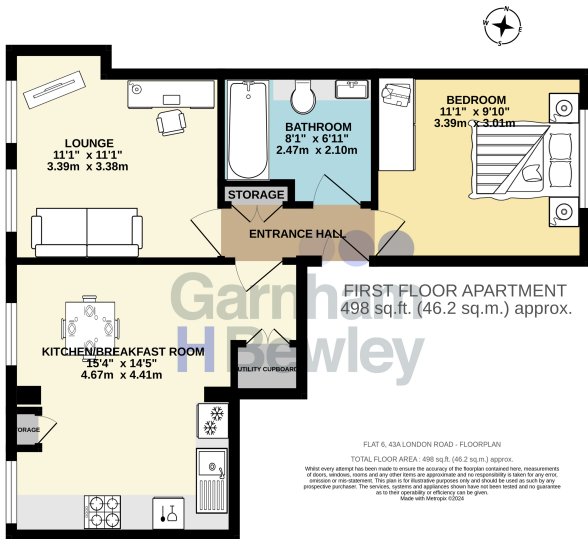
11' 1" x 11' 1" (3.38m x 3.38m)

### Bedroom:

11' 1" x 9' 10" (3.38m x 3.00m)

### Bathroom:

8' 1" x 6' 11" (2.46m x 2.11m)



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Nearest Stations:

East Grinstead Station (0.4 miles)

Dormans Station (2.1 miles)

Lingfield Station (3.5 miles)

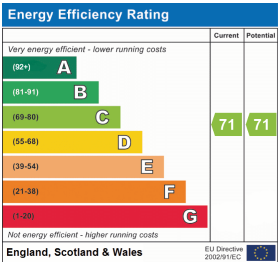
Nearest Schools:

The Meads Primary School - Ofsted: Good (0.6 miles)

Blackwell Primary School - Ofsted: Good (0.6 miles)

Estcots Primary School - Ofsted: Good (0.4 miles)

Sackville School - Ofsted: Good (0.5 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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