

Price:

£485,000

Garnham
H Bewley

50 Forest Close, Crawley Down, Crawley



- Beautifully Extended, Semi-Detached Home
- Three Bedrooms
- Tastefully Fitted Kitchen & Separate Utility Room
- Spacious Lounge & Extended Dining Room
- Stylish Family Bathroom & Downstairs WC
- Garden Office and Playroom
- Popular Village Location
- No Onward Chain

For further information contact Garnham H Bewley:

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



50 Forest Close, Crawley Down, Crawley, West Sussex RH10 4LU

Charming Extended Three Bedroom Semi-Detached Family Home in the Heart of Crawley Down Village.

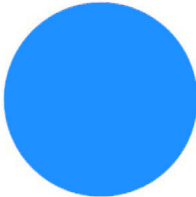
Nestled in the idyllic Crawley Down village, this beautifully extended three-bedroom semi-detached home offers an exceptional blend of modern living and village charm. Ideally located near the popular Worth Way bridle path, local amenities, shops, and an outstanding primary school, this home is perfect for families who appreciate both convenience and a tranquil setting.

The property itself has been thoughtfully extended, starting with a welcoming front porch that now features a convenient downstairs toilet. The lounge is bright and inviting, thanks to a generous front window, while the modern kitchen boasts integrated appliances including double fridge-freezers, a five-ring gas hob, an electric oven, and an integrated dishwasher.

The dining room at the rear has been extended to provide ample space for entertaining. Upstairs, you'll find two double bedrooms with built-in wardrobes, a versatile single bedroom that can serve as a study, and a fully boarded loft housing the boiler. The bathroom is in impeccable condition.

Externally, a large carport leads to a utility room with space for two washing machines, a tumble dryer, and an additional sink with worktop space. Beyond that, you'll find a fully insulated and heated garden office, perfect for remote work, as well as a versatile playroom that can also serve as a gym. The low-maintenance garden completes this fantastic property.

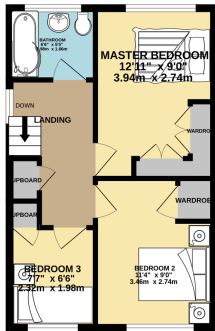
This home is a true gem and a must-see!



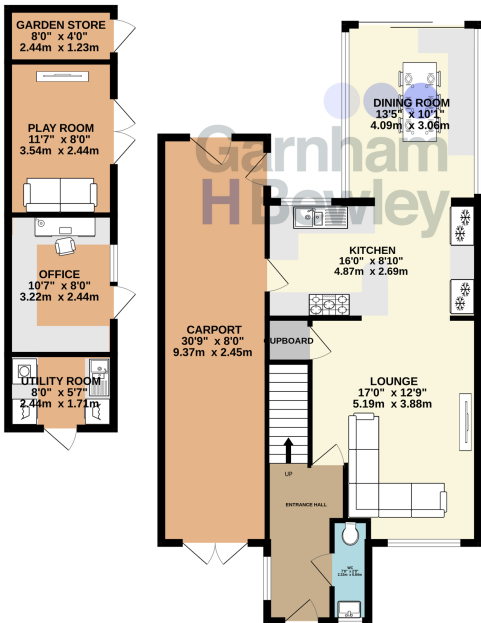
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1ST FLOOR
376 sq.ft. (34.9 sq.m.) approx.



GROUND FLOOR
1096 sq.ft. (101.8 sq.m.) approx.



50 FOREST CLOSE - FLOORPLAN

TOTAL FLOOR AREA : 1472 sq.ft. (136.7 sq.m.) approx.

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

Ground Floor:

WC:

2' 5" x 7' 8" (0.74m x 2.34m)

Kitchen:

16' 0" x 8' 10" (4.88m x 2.69m)

Dining Room:

13' 5" x 10' 1" (4.09m x 3.07m)

First Floor:

Master Bedroom:

12' 11" x 9' 0" (3.94m x 2.74m)

Bedroom Two:

11' 4" x 9' 0" (3.45m x 2.74m)

Bedroom Three:

7' 7" x 6' 6" (2.31m x 1.98m)

Bathroom:

6' 6" x 5' 5" (1.98m x 1.65m)

Outside:

Car-Port:

8' 0" x 30' 9" (2.44m x 9.37m)

Utility Room:

8' 0" x 5' 7" (2.44m x 1.70m)

Office:

8' 0" x 10' 7" (2.44m x 3.23m)

Play Room:

8' 0" x 11' 7" (2.44m x 3.53m)

Garden Store:

8' 0" x 4' 0" (2.44m x 1.22m)



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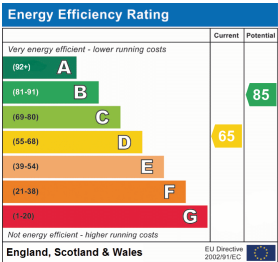


Nearest Stations:

- East Grinstead Station (2.4 miles)
- Dormans Station (3.7 miles)
- Three Bridges Station (3.9 miles)

Nearest Schools:

- Crawley Down Village CoFE School (0.2 miles)
- Turners Hill CoFE Primary School (1.6 miles)
- Copthorne Preparatory School (1.5 miles)
- Felbridge Primary School (1.6 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

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