



ZOOM
HYBRID ESTATE AGENT

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Coppice Walk
Crawley
West Sussex.
RH10

£360,000



- THREE BEDROOM FAMILY HOME
- LOUNGE/DINING ROOM
- KITCHEN
- ENTRANCE HALL
- BATHROOM
- FRONT AND REAR GARDENS
- NO ONWARD CHAIN
- CLOSE TO AMENITIES AND TRANSPORT LINKS
- SOUGHT AFTER LOCATION

Ref: PRA13038

Viewing Instructions: Strictly By Appointment Only



General Description

Zoom are delighted to offer for sale this well presented three bedroom family home located within the sought after area of Three Bridges. In brief the accommodation comprises of an entrance hall, kitchen, open plan lounge/dining room, three bedrooms and a family bathroom. Outside the property is a well maintained rear garden and front garden.

Further benefits include double glazed windows and gas central heating.

Ideally situated within close proximity to many local amenities and transport links whilst being offered with no onward chain, an internal viewing comes highly recommended to appreciate this property in full.

Accommodation

Front Door

Opening to;

Entrance Hall

Stairs to first floor, radiator, under stairs cupboard, leading to;



Kitchen (10' 00" x 10' 02") or (3.05m x 3.10m)

Equipped in a range of base and eye level units comprising an inset sink with draining board and mixer tap, built in double oven, hob with extractor hood over, space for white goods, window to rear, door to rear garden.

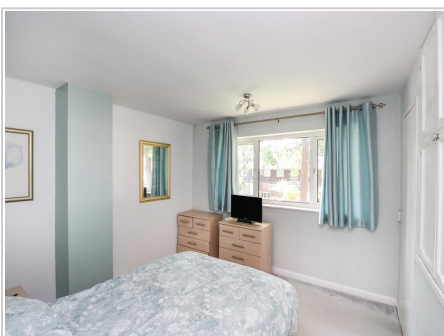


Lounge/Dining Room (21' 03" x 10' 09") or (6.48m x 3.28m)

Window to front, two radiators, TV Point, door to rear garden.

First Floor Landing

Loft access, airing cupboard, doors to;



Bedroom 1 (11' 00" x 10' 08") or (3.35m x 3.25m)

Window to front, radiator, cupboard.



Bedroom 2 (12' 03" x 10' 02") or (3.73m x 3.10m)

Window to rear, radiator.



Bedroom 3 (10' 07" x 5' 07") or (3.23m x 1.70m)

Window to front, radiator.



Bathroom

Comprising a corner shower cubicle, low flush WC, wash hand basin, radiator, tiled walls, window.



Rear Garden

Fully enclosed with patio area, area of lawn, plants and shrubs to borders, garden shed.

Services

Mains electricity, mains water, mains gas, mains drainage

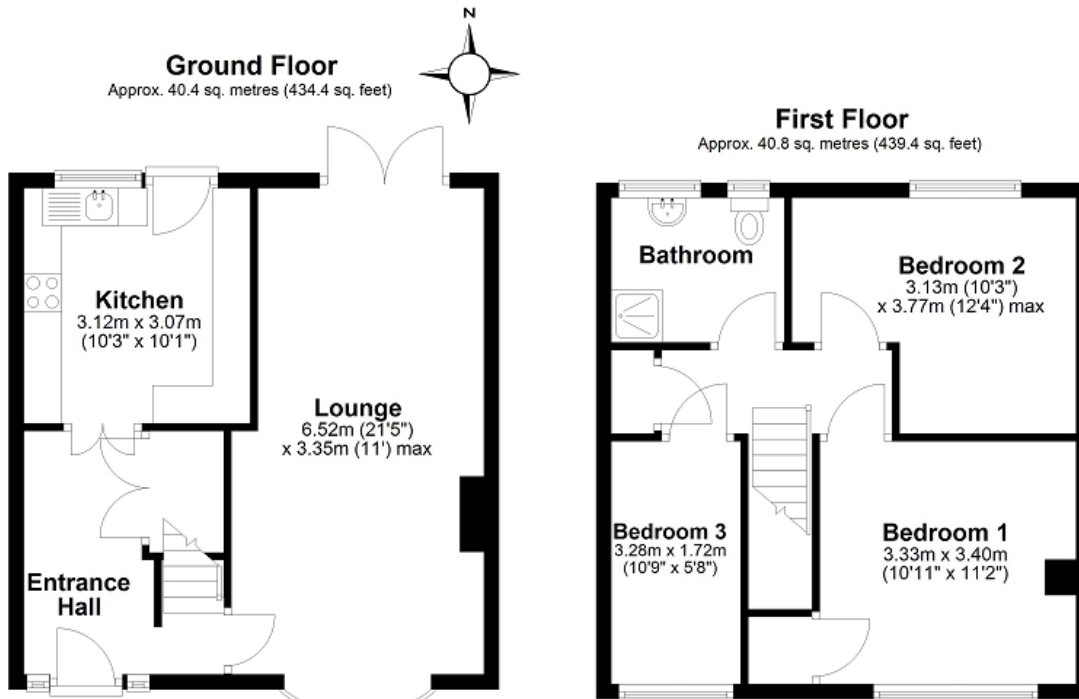
EPC Rating:72

Tenure

We are informed that the tenure is Freehold

Council Tax

Band C



Total area: approx. 81.2 sq. metres (873.8 sq. feet)

These images are for representational purposes only. Drawn by Brian Blunden.
Plan produced using PlanUp.

All measurements are approximate. The deeds have not been inspected. Please note that we have not tested the services of any of the equipment or appliances in this property. N.B. Stamp Duty is paid by the purchaser and not the vendor. Proceeds Of Crime Act 2002: We are obliged to report any knowledge or suspicion of money laundering to NCIS (National Crime Intelligence Service) and should a report prove necessary we are precluded from conducting any further professional work without consent from NCIS. These particulars are issued in good faith by us from information supplied by the vendor, but the accuracy is not guaranteed, nor will we accept responsibility for any error therein, nor shall the particulars form part of any contract. These particulars are also issued on the understanding that any negotiations in respect of the purchase of this property shall be carried out through us. Your home is at risk if you do not keep up repayments on a mortgage or any other loan secured on it. An insurance contract may be required. Written quotation available upon request. Mortgages secured on property.