



Westminster Road, Maidenbower

Offers in Region of £375,000

**MANSELL
McTAGGART**
— Trusted since 1947 —



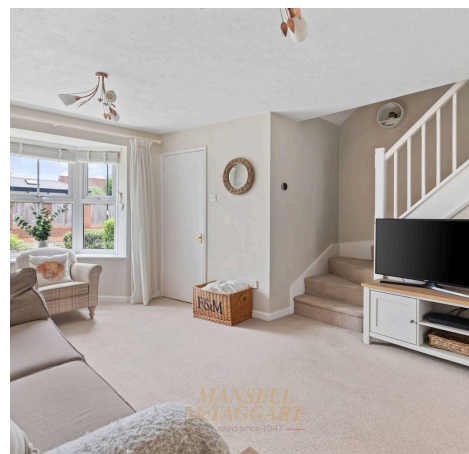


- Prime position within the popular Maidenbower district
- Semi-detached house occupying a corner plot
- Downstairs cloakroom
- Modern kitchen/dining room and bathroom
- Two double bedrooms
- Driveway and single garage to rear
- 100% mortgage may be available – speak to our recommended Finance Planning Mortgage Adviser to check eligibility
- Council Tax Band 'D' and EPC 'C'

Situated in a superb location within the sought-after Maidenbower district, this beautifully presented and much improved two double bedroom semi-detached house presents an enticing blend of space, style, and practicality.

As you step into the property, you are warmly greeted by an entrance lobby also offering access to the convenient downstairs cloakroom.

The ground floor unfolds to reveal a delightful living room boasting a lovely bay window that fills the space with natural light. With ample room for furniture and stairs leading to the first floor with understairs storage, this room sets the tone for comfortable living. A highlight of the home is the stunning kitchen/dining room at the rear – thoughtfully re-designed by the current owners. Featuring fully integrated appliances, space for a dining table and chairs, and a door to the rear garden, this is sure to be the heart of the home for entertaining or quiet family meals.



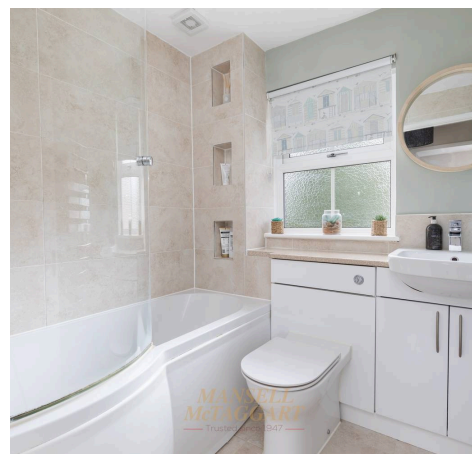


Ascending to the first floor, you'll find a well-appointed landing providing access to two bedrooms, a family bathroom, an airing cupboard, and the loft.

The generous primary bedroom overlooks the front aspect, offering lots of built-in storage and potential for an en-suite. The second bedroom, also a double, overlooks the rear garden and features a single built-in wardrobe.

The family bathroom matches the rest of the home, being a modern and contemporary suite comprising of a 'P' shaped bath and shower unit, a low-level WC, washbasin with vanity storage, chrome towel warmer and an opaque window to the rear.

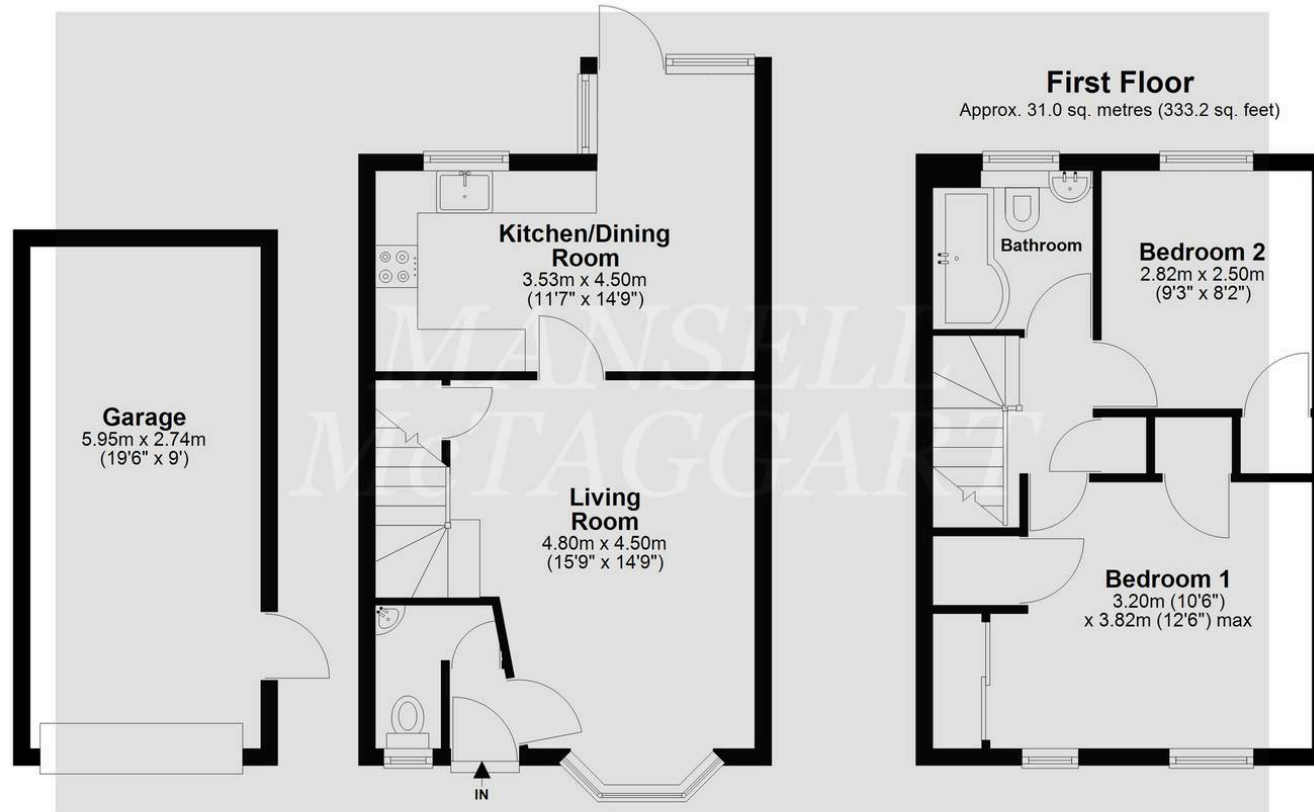
Outside, the property benefits from an enviable corner plot with front and side gardens laid to lawn, enclosed by perimeter hedging. Gated access leads to the secluded rear garden, which is mainly laid to lawn with a patio area abutting the foot of the house and a second patio to the back of the garden, all enclosed by wooden fencing and walled boundaries with attractive raised flower beds.



Concluding the offering is a single garage with driveway parking to rear, featuring a pitched roof for additional storage and a door accessible from the rear garden. This delightful property provides a harmonious blend of comfort and style, perfect for those seeking a welcoming home in a prime location.

Ground Floor

Main area: approx. 33.2 sq. metres (356.9 sq. feet)
Plus garages, approx. 16.3 sq. metres (175.4 sq. feet)



Main area: Approx. 64.1 sq. metres (690.1 sq. feet)

Plus garages, approx. 16.3 sq. metres (175.4 sq. feet)

Whilst every attempt Has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms, and any other item are approximate, and no responsibility is taken for any error, omission, or misstatement. This plan is for illustrative purposes only, and should only be used as such by any prospective buyer.

Plan produced using PlanUp.

Mansell McTaggart Crawley

35 The Broadway, West Sussex – RH10 1HD

01293 533333

crawley@mansellmctaggart.co.uk

www.mansellmctaggart.co.uk/branch/crawley/

Consumer Protection from Unfair Trading Regulations 2008 We have not tested any apparatus, equipment, fixtures, fittings or services and so cannot verify that they are in working order or fit for purpose. You are advised to obtain verification from your solicitor or surveyor. References to the tenure of a property are based on information supplied by the seller. We have not had sight of the title documents and a buyer is advised to obtain verification from their solicitor. Items shown in photographs are not included unless specifically mentioned within the sales particulars, but may be available by separate negotiation.