



MANSELL
McTAGGART
— Trusted since 1947 —

Bloomery House, West Green Drive, West Green

Guide Price £205,000 – £215,000

MANSELL
McTAGGART
— Trusted since 1947 —





- NO ONWARD CHAIN
- Second floor flat
- Modern throughout
- Allocated parking space
- Town centre location
- Council Tax Band 'B' and EPC 'B'

Mansell McTaggart bring to the market this one bedroom second floor apartment within the modern Bloomery House development which is located in the heart of Crawley town centre within walking distance to the train station and town centre.

Entering the communal entrance door there is a camera phone entry system providing great security for the residence. There is a lift to all floors as well as stair access.

Upon entering the apartment, you are greeted by a spacious hallway with a large storage cupboard. At the end of the hallway is the modern, open plan living / kitchen area.

The kitchen comprises modern wall and base units with ample work surface space, stainless steel sink top and drainer, electric oven, gas hob and extractor fan overhead as well as an integrated fridge/freezer.





The master bedroom is a great size room with ample space for double bed, built-in wardrobes and further storage furniture.

Outside there is an allocated parking space to the rear with secure doors leading into the apartments from the front and rear.

Lease Details

Length of Lease: 125 years from 25 March 2016

Annual Service Charge – £2,200

Service Charge Review Period – April

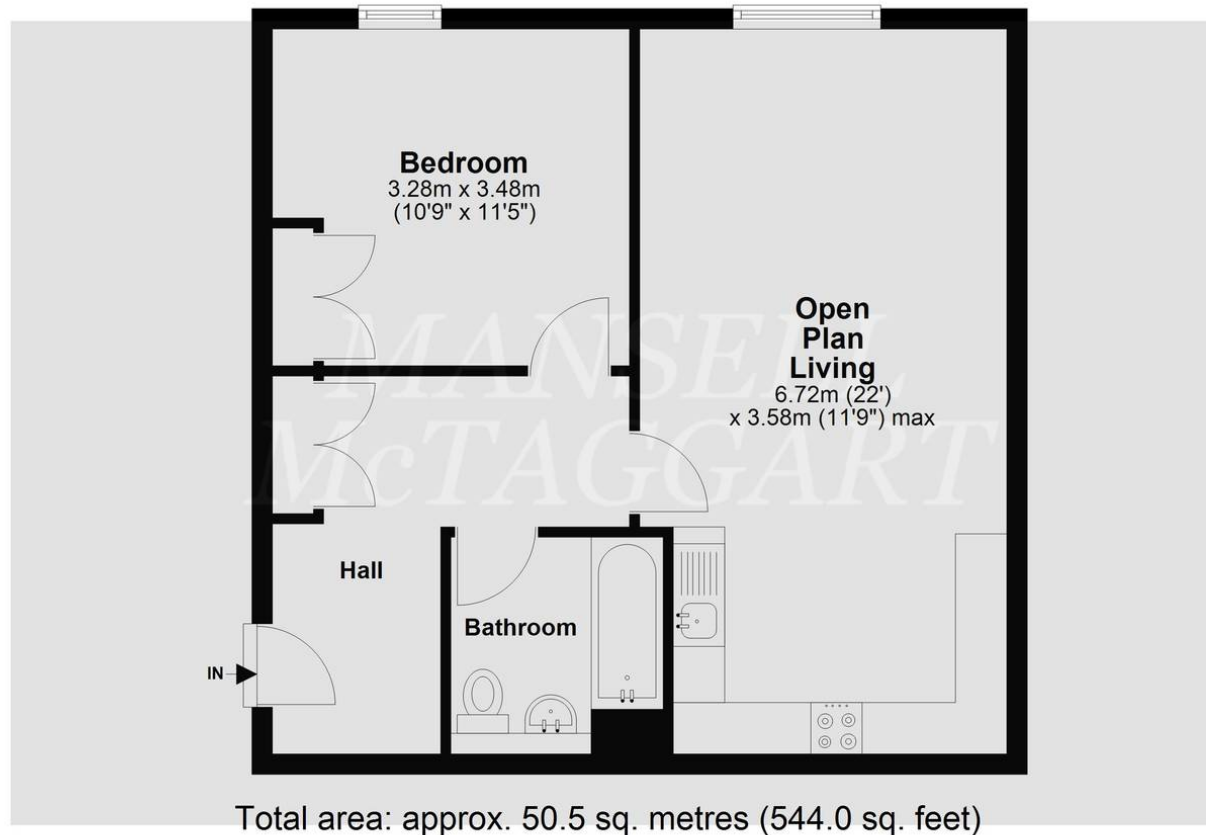
Annual Ground Rent – £250

Lease details have been provided by the Vendor. This information should be confirmed by your solicitor.



Second Floor

Approx. 50.5 sq. metres (544.0 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.