



Buchans Lawn, Broadfield

In Excess of £300,000

**MANSELL
McTAGGART**
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- Mid terrace family home
- Two double bedrooms
- Potential to extend (STPP)
- Gas central heating and double glazed windows
- Open plan living/dining area to rear
- South facing rear garden
- Two parking spaces to the rear of the property
- Short walk to local amenities and Fastway bus routes 10 & 20
- 100% mortgage may be available – speak to our recommended Finance Planning Mortgage Adviser to check eligibility
- Council Tax Band 'C' and EPC 'C'

A well-presented two double bedroom mid-terrace home, offers the perfect opportunity for first-time buyers to step onto the property ladder and investors alike. Located within walking distance of local amenities and on direct bus links to Crawley town centre, Three Bridges train station and Gatwick Airport.

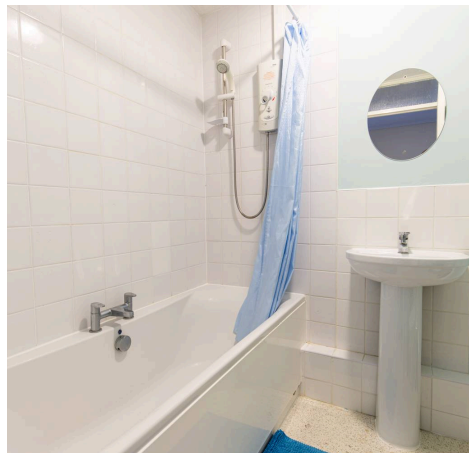
The property offers potential to extend to both the rear and a loft extension (subject to the necessary constraints), and briefly comprises: entrance hall with storage cupboard; a fitted kitchen located to the front of the property with a range of wall and base units, space for a tall freestanding fridge/freezer and plumbing for a washing machine; a spacious living/dining room with double French doors flooding the room with natural light and a handy space the downstairs currently housing an office desk and chair.





Upstairs offers a generous size double bedroom overlooking the rear garden with space for freestanding wardrobes; second double bedroom and a family bathroom complete with part tiled walls, panelled bath with mixer taps, electric shower unit; shower curtain; wash hand basin and low level W.C.

Externally, the property offers a low maintenance front garden, finished with pathway leading to the front door, mature shrub, enclosed by picket fences and the rest laid to lawn. The south facing rear garden offers a patio area abutting the rear of the property, pathway to a generous size shed, rear access leading to two parking spaces in tandem and the rest laid with artificial lawn.



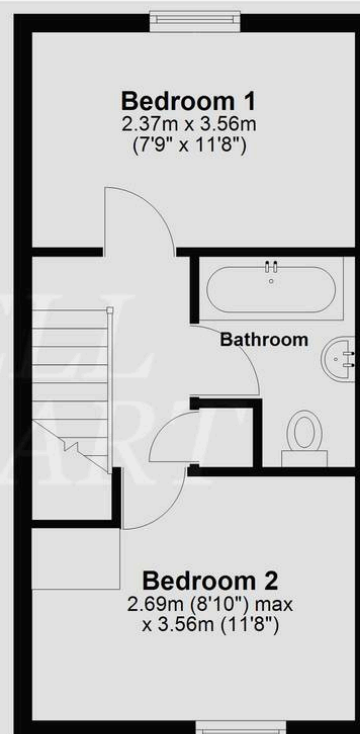
Ground Floor

Approx. 27.0 sq. metres (290.7 sq. feet)



First Floor

Approx. 27.0 sq. metres (290.5 sq. feet)



Total area: approx. 54.0 sq. metres (581.2 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.

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