



Elizabeth Crescent, East Grinstead

Offers in Region of **£700,000**

**MANSELL
McTAGGART**

Trusted since 1947

A well presented and modern four double bedroom, 1950s detached bungalow which has been extended and improved by the current owners. The property offers 1,547 Sq ft of living space, within a 1/4 acre plot and further benefits from driveway parking and single garage. The property is being offered to the market with no onward chain!

The living accommodation briefly comprises: spacious entrance hall with a storage cupboard; dual aspect living room with a gas fireplace and French doors to the garden; dual aspect double bedroom which is currently being used a study; kitchen/dining room with a fitted kitchen with a range of wall and base level units, gas oven, 5 gas ring hob, space for other appliances and backdoor access; double bedroom with fitted wardrobes, which is currently being used a dressing room; family bathroom with a WC, wash hand basin, heated towel rail and freestanding bath; master bedroom with French doors onto the garden an en suite shower room with a WC and wash hand basin. A double guest bedroom with rear aspect views completes the living accommodation.





Externally, there is a large driveway with space for several cars and up and over door access, to the single garage with power and lighting. Gated side access from both sides of the property, lead to the mainly laid to lawn rear garden, with a patio seating area wrapping around the property. This corner plot rear garden is a real feature of the property and benefits from large covered pond, outside cupboard which leads to the board loft, shed and plenty of privacy provided by the mature trees and hedges.

Detached family bungalow

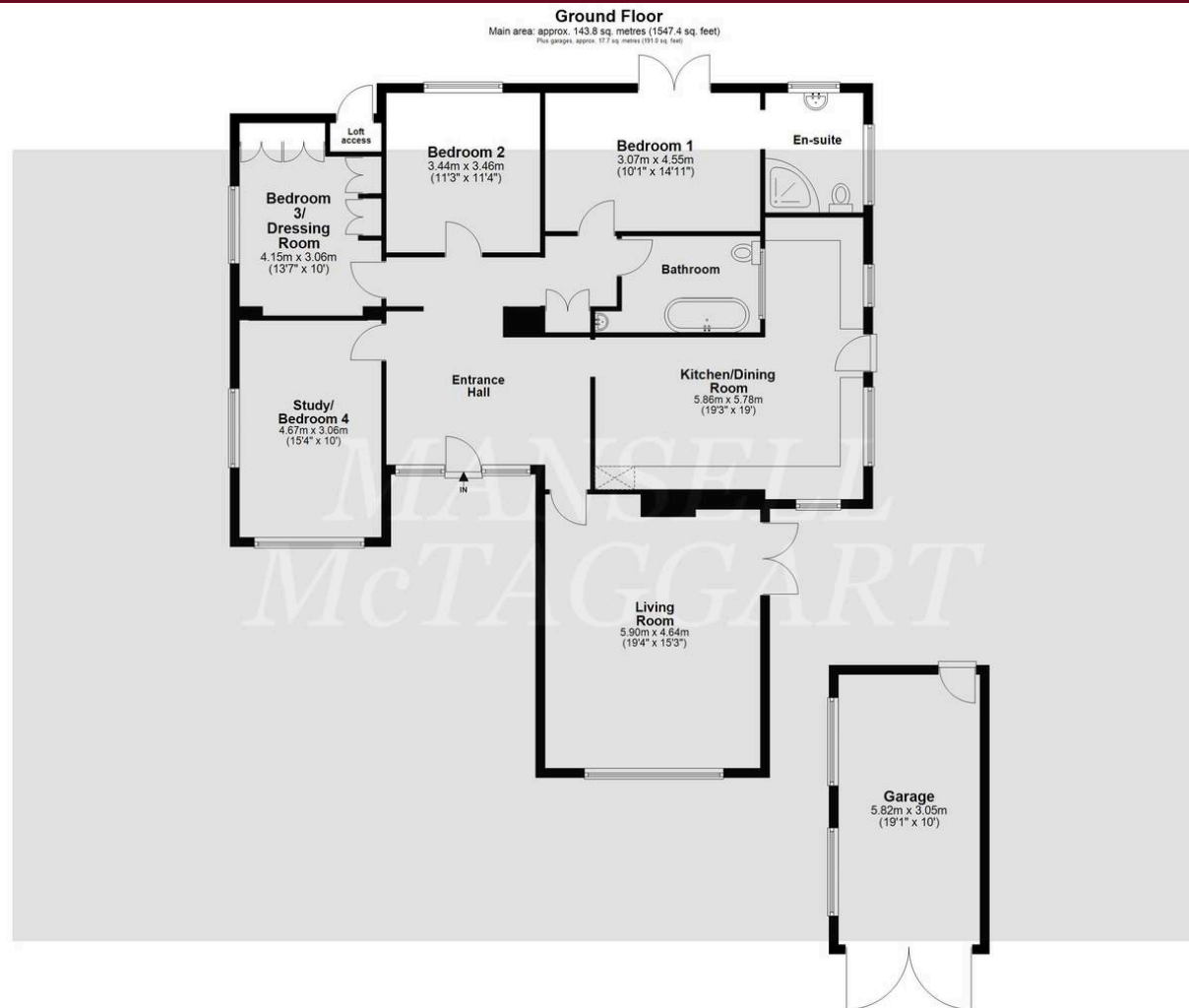
- 1,547 Sq ft of living space
- Four double bedrooms
- En suite to master bedroom
- Well presented and modern throughout
- Driveway parking
- Single garage
- Approximately quarter of an acre plot
- 15 minute walk to East Grinstead town centre
- End of chain!

The current owners also have CCTV and a new gas boiler installed in 2023.

Council Tax band: E

Tenure: Freehold





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 East Grinstead

Mansell McTaggart Ltd, 52 London Road – RH19 1AB

01342 311711

eastgrinstead@mansellmctaggart.co.uk

www.mansellmctaggart.co.uk/branch/eastgrinstead/

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. We advise you to book an appointment to view before embarking on any journey to see a property, and check its availability.