



Fairway, Copthorne
£380,000

**MANSELL
McTAGGART**
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- A well-designed and spacious three-bedroom terraced family home
- Entrance canopy-Entrance hall-Double aspect living/dining room-Kitchen
- Two double bedrooms, a further single bedroom, and a wet room
- Front garden with rear access leading to a landscaped south-facing rear garden-Garage en-bloc
- 100% mortgage may be available – speak to our recommended Finance Planning Mortgage Adviser to check eligibility
- Council Tax Band 'D' and EPC 'tbc'

A well-presented and spacious three-bedroom terraced family home, ideally situated in the heart of the sought-after village of Copthorne. The property is approached via a front garden, which is mainly laid to lawn, with a pathway leading to the covered entrance. There is also a useful external storage cupboard. The welcoming entrance hall offers ample space for coats and shoes and provides access to the principal living accommodation.

The bright and spacious living/dining room features a large picture window overlooking the front garden and offers plenty of space for both lounge and dining furniture, including a six-seater dining table. To the rear of the property, the kitchen is fitted with an extensive range of wall and base units, complemented by roll-top work surfaces and a sink unit. There is plumbing and space for a washing machine and dishwasher, space for a gas cooker, an understairs storage cupboard, and direct access to the south-facing rear garden.





Stairs rise from the entrance hall to the first-floor landing, where there is loft access, an airing cupboard, and doors leading to all rooms. Bedrooms one and two are generous doubles, each offering ample space for a king-size bed and freestanding furniture. The third bedroom is a comfortable single room. The accommodation is served by a wet room comprising a double shower, a wash hand basin, and a WC.

Externally, the attractive rear garden has been landscaped and is mainly laid to patio and lawn, with well-stocked shrub and flower borders to three sides. The garden is fully enclosed by wooden panel fencing and benefits from rear access.

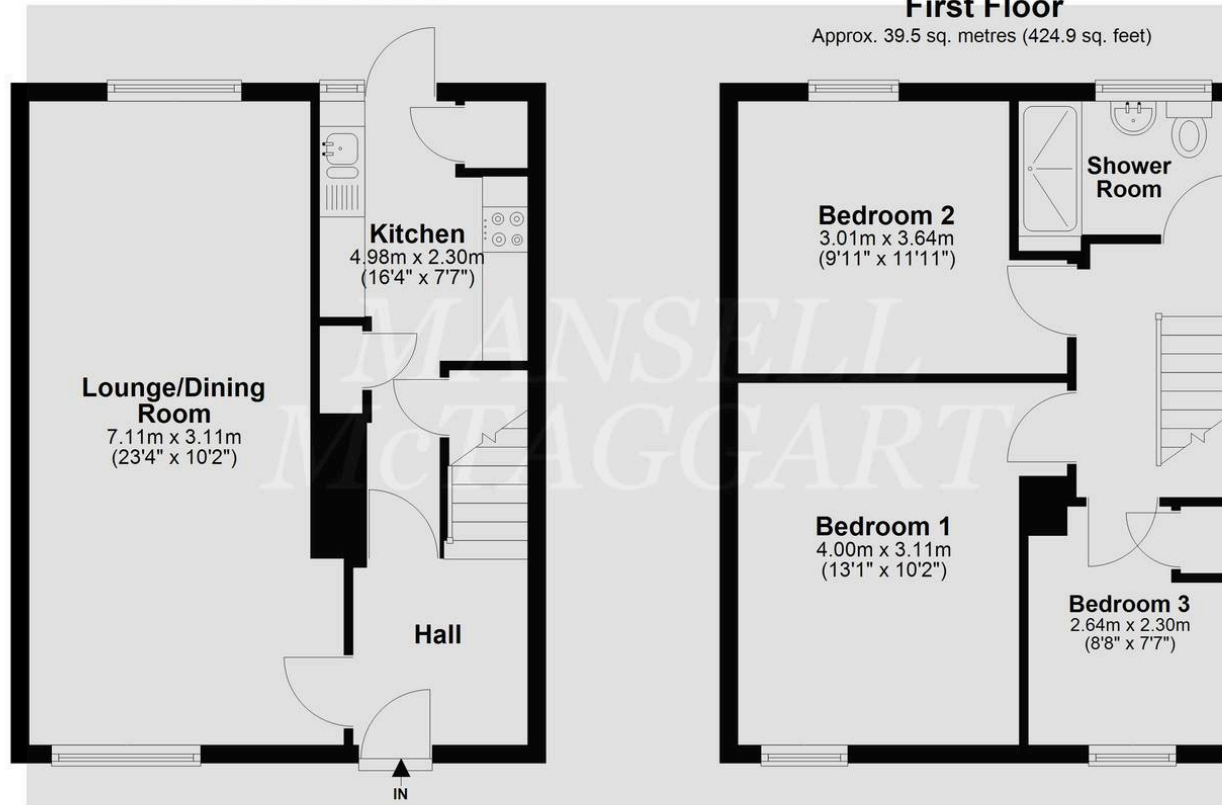
Further benefits include a garage located on a nearby block with an up-and-over door.

This delightful home offers an excellent opportunity for families, first-time buyers within easy reach of Copthorne Village amenities.



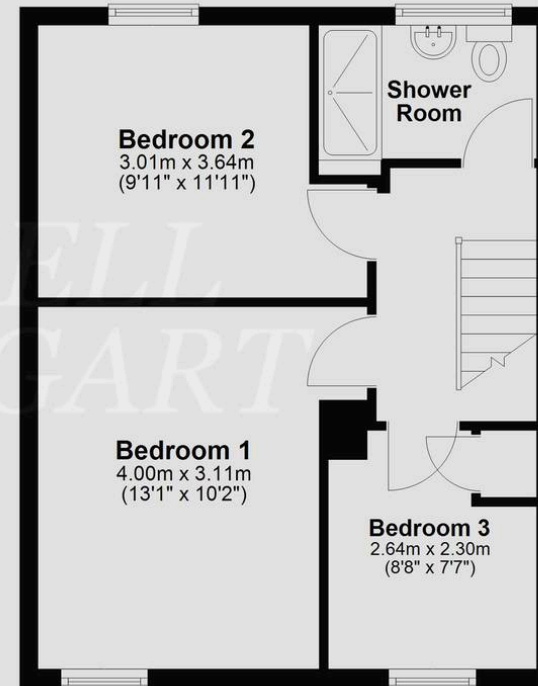
Ground Floor

Approx. 39.2 sq. metres (421.7 sq. feet)



First Floor

Approx. 39.5 sq. metres (424.9 sq. feet)



Total area: approx. 78.7 sq. metres (846.7 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 Copthorne

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