



## Chevening Close, Tollgate Hill

Guide Price £375,000 – £385,000

**MANSELL  
McTAGGART**  
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- End of terrace home
- Three bedrooms
- Direct bus routes to Three Bridges train station and Gatwick Airport
- Popular residential area of Tollgate Hill & easy access to the M23
- Living room/dining room and conservatory
- Main bedroom with fitted wardrobes
- Allocated parking and garage
- NO ONWARD CHAIN
- 100% mortgage may be available – speak to our recommended Finance Planning Mortgage Adviser to check eligibility
- Council Tax Band 'C' and EPC 'D'

A well-presented three-bedroom end-of-terrace home, situated in the popular residential area of Tollgate Hill. The property offers convenient access to the M23, Crawley town centre, main transport links and a range of local amenities.

Offered to the market with no onward chain, the property briefly comprises an entrance hall with stairs rising to the first floor; a bright and airy living room; a dining room with an understairs storage cupboard; a fitted kitchen featuring a range of wall and base units, an integrated oven with gas hob, built in fridge freezer and plumbing for a washing machine and dishwasher; and a conservatory with sliding patio doors leading to the rear garden.

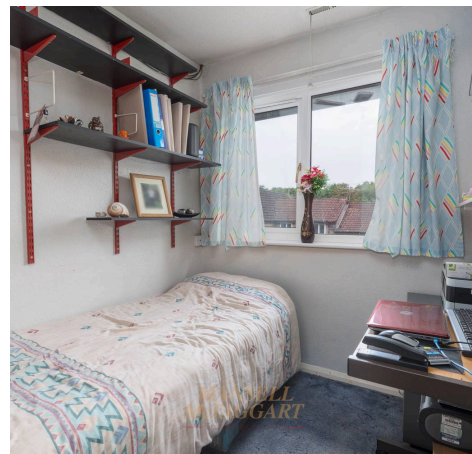




Upstairs, the accommodation includes a main bedroom with triple fitted wardrobes, two single bedrooms and a family bathroom comprising a Jacuzzi bath with shower over, glass shower screen, pedestal wash hand basin and low-level WC.

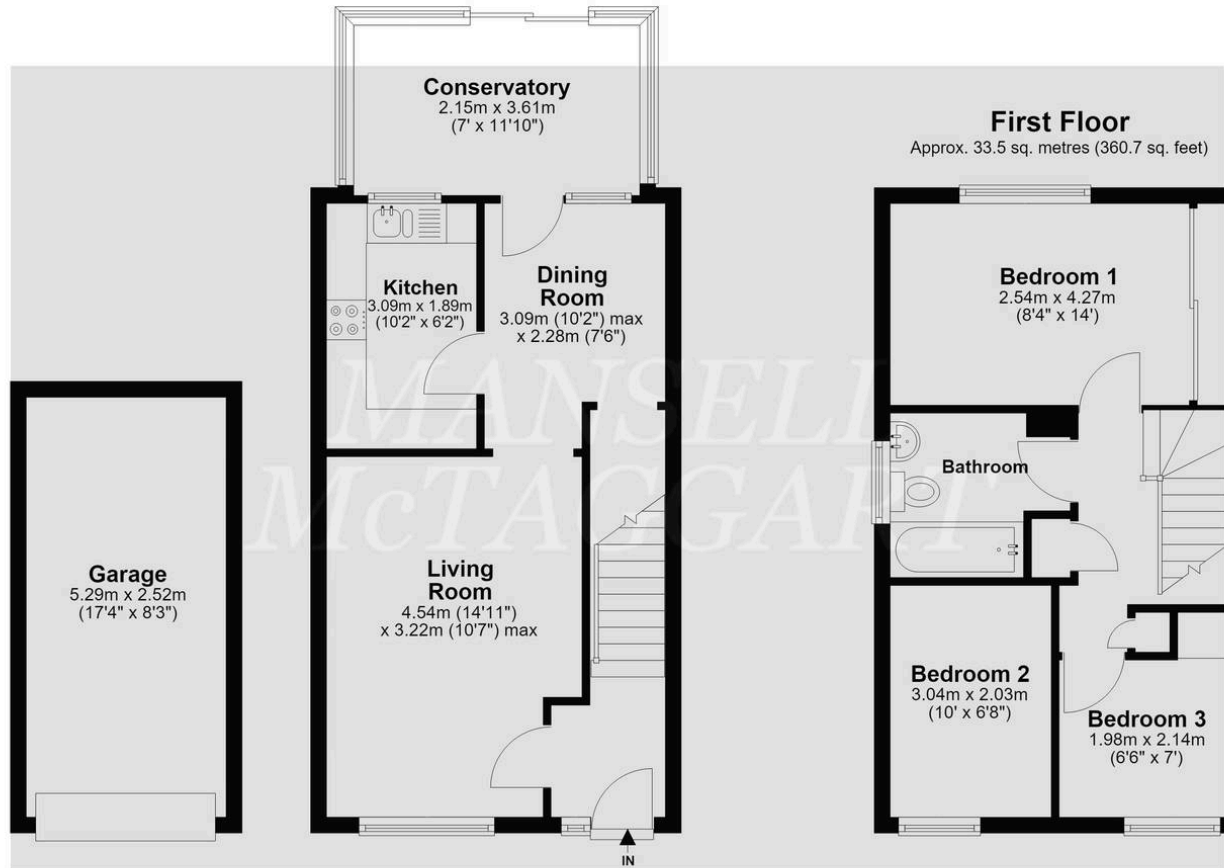
Externally, the property benefits from tandem driveway parking for two vehicles to the front, along with a single garage. Gated side access leads to the rear garden, which is laid with Indian sandstone paving and features a garden shed and ornamental pond.

This family home presents an excellent opportunity for first-time buyers, growing families and investors alike. With no onward chain, well-proportioned accommodation throughout, off-road parking, a garage and a convenient location close to transport links and local amenities, early viewing is highly recommended. NO ONWARD CHAIN.



## Ground Floor

Main area: approx. 41.1 sq. metres (442.4 sq. feet)  
Plus garages, approx. 13.3 sq. metres (143.4 sq. feet)



Main area: Approx. 74.6 sq. metres (803.1 sq. feet)  
Plus garages, approx. 13.3 sq. metres (143.4 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.

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