

Delroque Road
Crawley, RH11

Freehold
Offers in excess of £400,000




SOLD AFTER JUST 60 DAYS
Days to Secure a Buyer: 26
Number of Viewings: 4
Number of Offers: 2
Sale Agreed Price: £397,000
Days to Exchange Contracts: 53

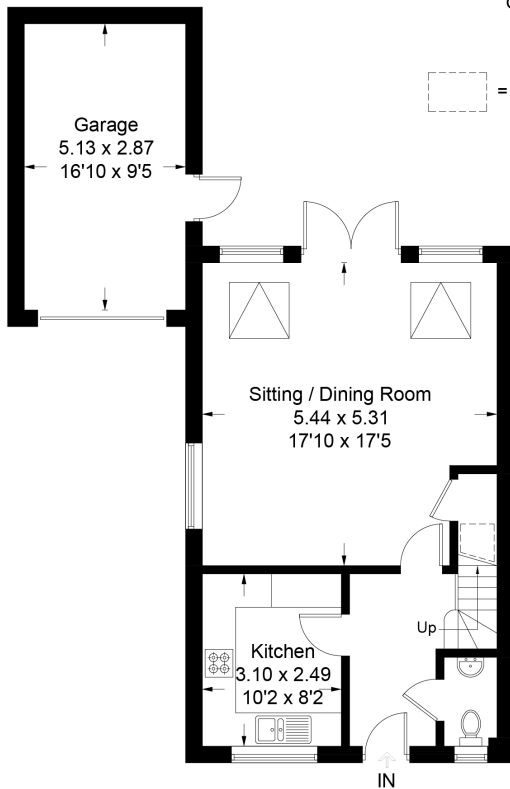


THE COURTYARD | LONESOME LANE | REIGATE | RH2 7QT
Tel: 01737 246 777
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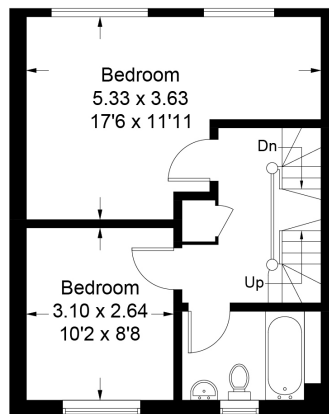
 powerbespoke
— remarkably different. —

Approximate Gross Internal Area = 119.9 sq m / 1291 sq ft
Garage = 15.1 sq m / 162 sq ft
Total = 135 sq m / 1453 sq ft

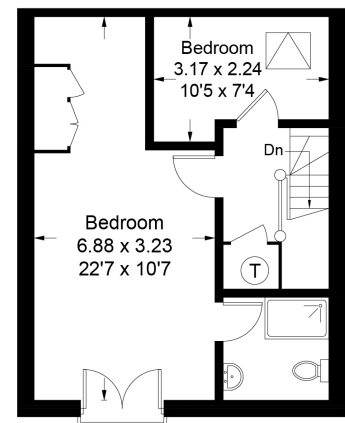
 = Reduced headroom below 1.5m / 5'0"



Ground Floor



First Floor



Second Floor

This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making decisions reliant upon them. (ID371529)
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Scope for 5th Bedroom | Master Suite | Downstairs WC | Modern Kitchen | Parking & Adjoined Garage | South Facing Garden | Peaceful Location | 5 Minutes from Town Centre | 10 Minutes to Gatwick Airport | Gatwick to London 30 Minutes | Close to Countryside; Surrey/Sussex Border |

A large family home that offers many rooms across three floors. The master suite on the top floor has a Juliet balcony, en suite and dressing area. It has a small single room next door which would also make a great study or a walk in wardrobe.

On the first floor, the second bedroom is extremely large and could easily be partitioned to create an additional bedroom with minimum fuss and cost.

The development itself is wonderfully peaceful, it's quite a small development and was built around 10 years ago.

Its position is great, on the very edge of town, it's only 5 minutes drive into the centre, 10 minutes from Gatwick Airport and walking distance from ancient woodland, public footpaths and bridleways. It's also close to the Surrey/Sussex Border and a stone's throw from the local authority of Horsham.

It's equidistant from London and Brighton with Brighton being a 30 minute drive.

The current owners have been here from new and are looking to relocate.

Viewings are by appointment only.

Parking Arrangements: Driveway & garage

Vendors position: No chain

Council Tax Band: E

Tenure: Freehold

Age of Boiler: 10 Years

Windows Installed: 10 Years

Garden Direction: Southerly

Nearest Train Stations: Ifield, Gatwick, Three Bridges.

Stamp Duty 1st Home: £10,000

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