Astons

Crossways
Three Bridges, West Sussex RH10 1QW
£365,000

Astons are pleased to offer to the market this delightful end-terrace house offers a perfect blend of comfort and convenience. With two well-proportioned bedrooms, this property is ideal for small families, couples, or individuals seeking a centrally located property.

The property has been improved by the current owners and is well presented with neutral decor throughout, a feature wood burner in the living room, fitted plantation shutters and a refitted bathroom.

Another big improvement the owners have added is the block paved driveway to the front which offers parking for two to three cars. This added convenience allows for easy access and peace of mind for residents and visitors alike.

The location in Crossways is particularly appealing, with its close proximity to local amenities, schools, and transport links including Three Bridges train station which offers mainline services to London and Brighton.

In summary, this end-terrace house in Crossways, Three Bridges, presents a wonderful opportunity for anyone looking to settle in a friendly community. With its two bedrooms, inviting reception room, and parking for two vehicles, it is a property that promises comfort and practicality in equal measure.

Hallway

Double glazed front door, double glazed window to the side with plantation shutters, radiator, thermostat, stairs to the first floor, under stairs cupboard, doors to:

Living/Dining Room

Double glazed window to the front and double glazed French casement doors to the garden all with fitted plantation shutters, feature wood burner with wooden mantel, two radiators.

Kitchen

Range of base and eye level units with work surfaces over, stainless steel sink with a mixer tap and drainer, space for an oven, washing machine and fridge/freezer, double glazed window to the rear with plantation shutters, larder cupboard, double glazed door to the side.

Landing

Double glazed window to the side with plantation shutters, airing cupboard, doors to:

Bedroom One

Double glazed window to the front with plantation shutters, radiator.

Bedroom Two

Double glazed window to the rear with fitted plantation shutters, radiator.

ASTONS

ASTONS

ASTONS

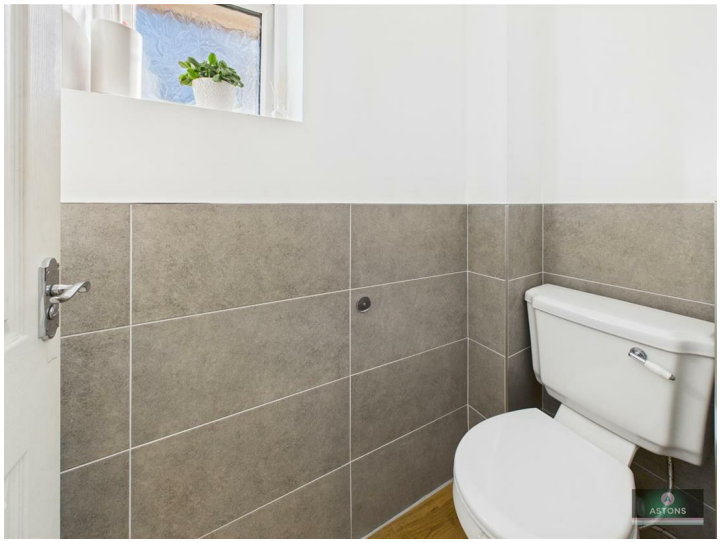
ASTONS

Bathroom

Refitted white suite comprising a panel enclosed P-shaped bath with a mixer tap and a Mira shower unit over with a fixed rainfall head and separate hand held head, hand basin with unit below with drawers and mixer tap, part tiled walls, heated towel rail, wood effect floor, recessed lights, extractor fan, obscure double glazed window.

Separate WC

White wc, part tiled walls, obscured double glazed window.



To The Front

Block paved driveway with parking for two to three cars, front door with storm porch over, gated access to the side.

Rear Garden

Paved patio area adjacent to the house leading to a lawned area with fence enclosed borders, covered sideway with gated access to the front, brick built store to the side.

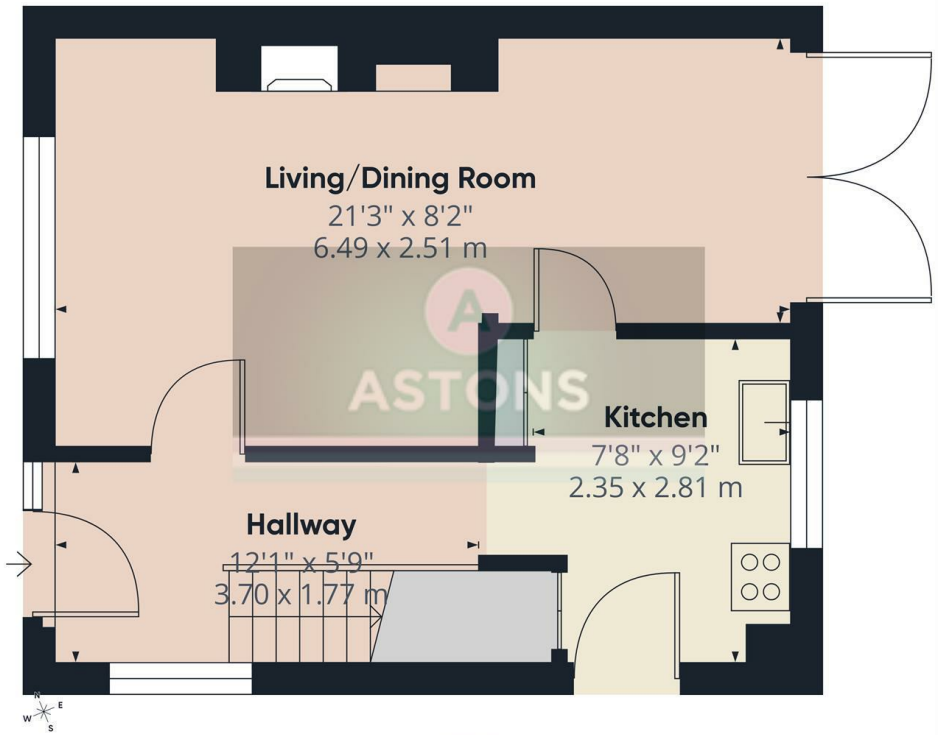
Anti Money Laundering

In accordance with the requirements of the Anti Money Laundering Act 2022, Astons Sales and Lettings Ltd. mandates that prospective purchaser(s) who have an offer accepted on one of our properties undergo identification verification. To facilitate this, we utilise MoveButler, an online platform for identity verification. The cost for each identification check is £20, including VAT charged by MoveButler at the point of onboarding, per individual (or company) listed as a purchaser in the memorandum of sale. This fee is non-refundable, regardless of the circumstances.

Disclaimer

Please note in accordance with the Property Misdescriptions Act, measurements are approximate and cannot be guaranteed. No testing of services or appliances included has taken place. No checking of tenure or boundaries has been made. We are unaware whether alterations to the property have necessary regulations or approvals.

Referral Fees - We offer our customers a range of additional services, none of which are obligatory, and you are free to use service providers of your choice.
Should you choose a provider recommended by Astons, we will receive the following fees with the addition of VAT at the prevailing rate
Conveyancing - Lewis & Dick £200 per transaction
Mortgages - Finance Planning Group procurement fees from mortgage lenders which vary by lender. Customers will receive confirmation of these fees upon instruction and again as soon as the exact amounts are known.



Ground Floor

ASTONS

Approximate total area(1)

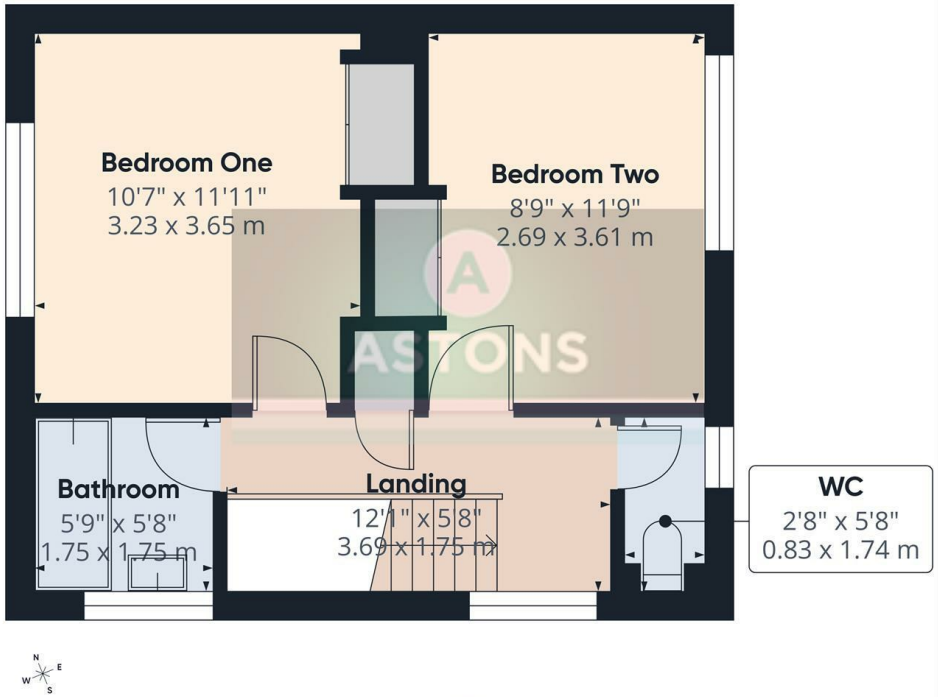
366 ft²

34 m²

(1) Excluding balconies and terraces

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

GIRAFFE360



Floor 1

ASTONS

Approximate total area(1)

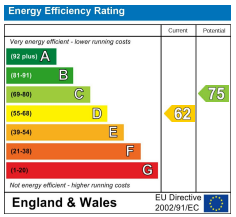
338 ft²

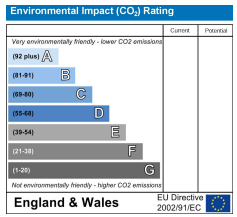
31.4 m²

(1) Excluding balconies and terraces

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

GIRAFFE360





Astons, 32 High Street, Crawley RH10 1BW. Email: astons1@btconnect.com
Tel: 01293 611999 Fax: 01293 611454
www.astons.org