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Chiltern Close
Crawley, West Sussex RH11 7JX

£349,950

Astons are delighted to market this renovated and beautifully presented three bedroom house, situated within the ever popular residential area of West Green, conveniently located close to local amenities, transport links and schools. Inside this charming home features a light and airy living room, a refitted kitchen, a refitted downstairs cloakroom, a refitted bathroom and three excellent sized bedrooms, to the rear is a private tranquil courtyard garden. Additional benefits of this property include gas central heating and double glazing throughout.







Entrance Hallway

Replacement composite front door opening to entrance hallway with wood effect laminate flooring, radiator, access to storage cupboard and understairs cupboard, access to utility cupboard which boasts space, power and plumbing for washing machine and tumble dryer, stairs to first floor, doors to:



Living Room

Double glazed bay window to front aspect, radiator.



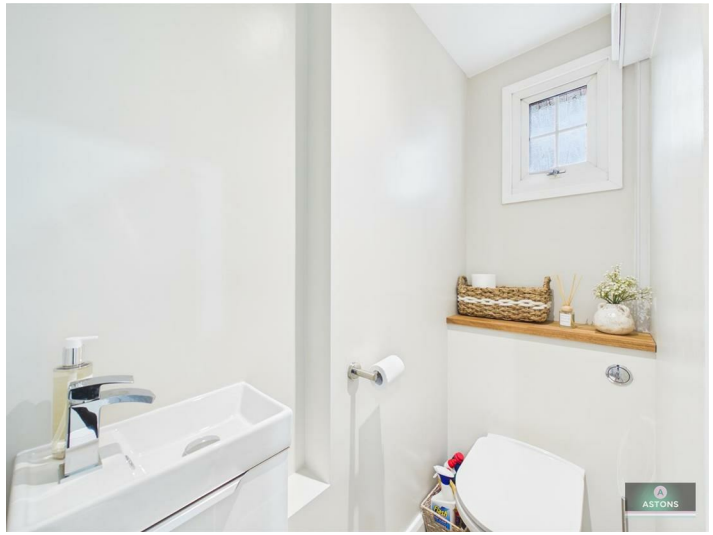
Kitchen/Dining Room

Refitted with a range of units at base and eye level, space and power for fridge-freezer, integrated cooker with induction hob, stainless steel sink with mixer-tap and drainer, wall mounted gas fire boiler, wood effect laminate flooring, radiator, double glazed windows to rear aspect.



Downstairs Cloakroom

Refitted suite comprising of w/c, wash hand basin with mixer-tap and under counter unit, radiator, wood effect laminate flooring, obscure double glazed window to rear aspect.



Landing

With access to airing cupboard and loft space, doors to:

Bedroom One

Double glazed window to front aspect, radiator.



Bedroom Two

Double glazed window to rear aspect, radiator.


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Bedroom Three
Double glazed window to front aspect, radiator, access to in-built cupboard.



To The Rear
Tranquil courtyard garden with outside tap, access to brick shed, fence enclosed with rear gate access.



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.

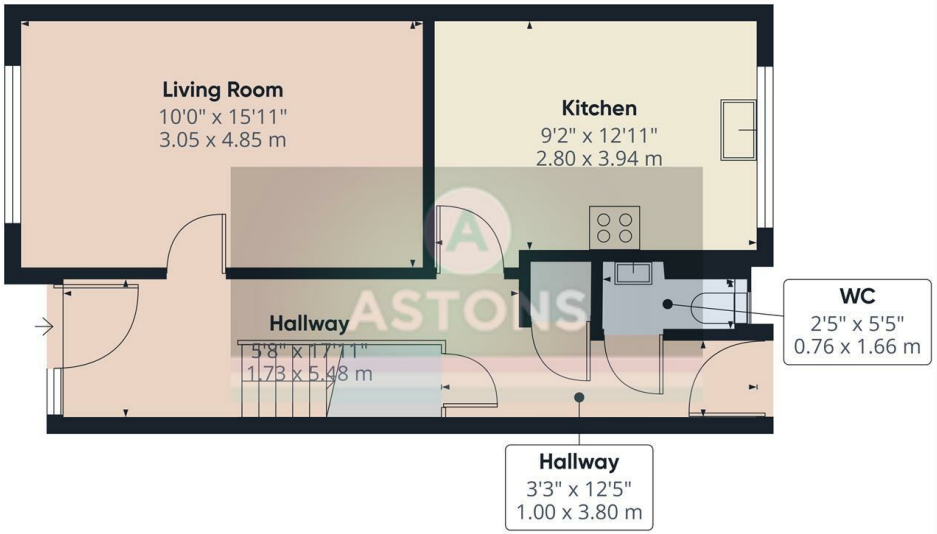


Bathroom
Refitted three piece suite comprising of w/c, wash hand basin with mixer-tap and under counter unit, panel enclosed bathtub with mixer-tap and shower unit, heated towel rail, tiled walls, tiled floor, obscure double glazed window to rear aspect.



To The Front
Patio path leading to front door, lawned front garden, range of shrubs and hedges to borders, dwarf wall enclosed.

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.



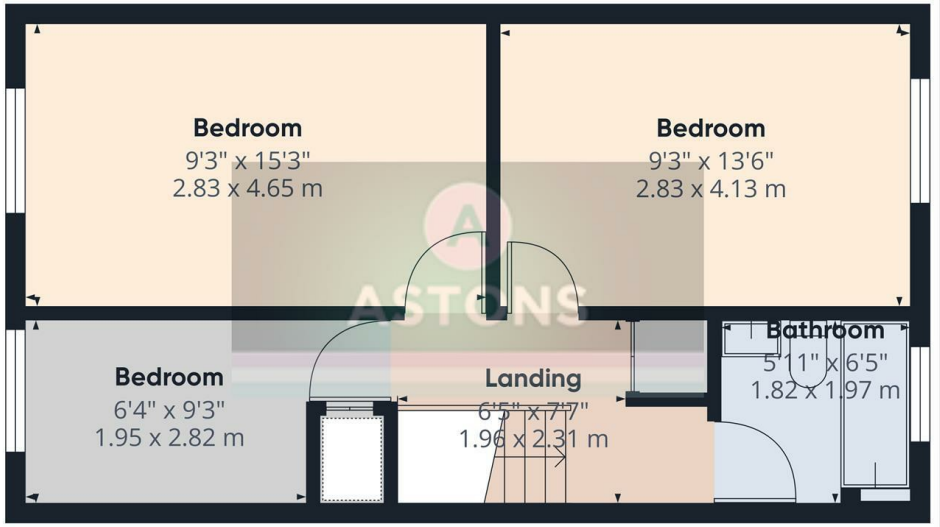
Ground Floor

Approximate total area(1)
443 ft²
41.1 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.

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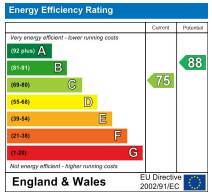
Floor 1

Approximate total area(1)
421 ft²
39.1 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.

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