

Boleyn Close Crawley, RH10 7QJ

A spacious two bedroom end of terrace house located in the popular neighbourhood of MAIDENBOWER. The property comprises entrance hall, downstairs cloakroom with storage, good size living room, fitted kitchen with open plan dining area with doors to patio and garden, two double bedrooms with built-in storage, gas fired radiator central heating, double glazed, enclosed rear garden with side access, allocated parking, close to local amenities and Schools.

£355,000 - Freehold



THE PROPERTY

Entrance Hall

Living room 15' 3" x 12' 2"

Kitchen 9' 0" x 7' 0"

Dining Room 9' 2" x 8' 3"

First Floor Landing

Bedroom 1 12' 09" x 8' 6"

Bedroom 2 10' 7" x 8' 7"

Rear Garden Approx. 40 ft

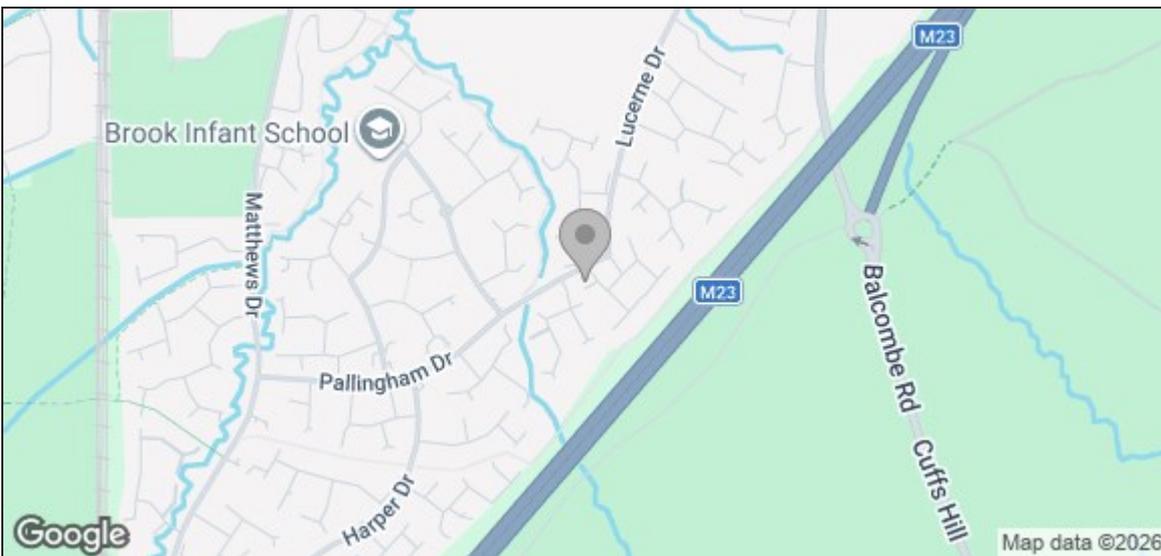
Allocated Parking

No Chain



Whilst we endeavour to make our sales particulars accurate and reliable, however, they do not constitute or form part of an offer or any contract and none is to be relied upon as statements of representation or fact. The services, systems and appliances listed in this specification have not been tested by us and no guarantees as to their operating ability or efficiency are given. All measurements have been taken as guide to prospective buyers only, and are not precise. If you require clarification or further information on any points, please contact us, especially if you are travelling some distance to view.

**WILLIAMS
HARLOW**



| Energy Efficiency Rating | | Current | Potential |
|---|--|-------------------------|-----------|
| Very energy efficient - lower running costs | | | |
| (92 plus) A | | | 88 |
| (81-91) B | | | |
| (69-80) C | | | |
| (55-68) D | | 67 | |
| (39-54) E | | | |
| (21-38) F | | | |
| (1-20) G | | | |
| Not energy efficient - higher running costs | | | |
| England & Wales | | EU Directive 2002/91/EC | |