



2 bed maisonette to buy in RH10

Forester Road, Crawley, West Sussex,
RH10 6EF

£160,000 Starting Bid

 x2  x1  x1

Tenure

Leasehold

Property features

- ✓ Being sold via 'Secure Sale'
- ✓ Immediate 'exchange of contracts' available
- ✓ Two bedroom first floor flat
- ✓ No onward chain
- ✓ EPC Rating C

Key Information

- ✓ Council Tax: Band B
- ✓ EPC Rating: C
- ✓ Heating supply: Gas
- ✓ Electric supply: National Grid
- ✓ Water supply: Direct mains water
- ✓ Broadband: FTTP (fibre to the premises)
- ✓ Mobile signal: Good

Description

Being sold via Secure Sale online bidding. Terms & Conditions apply.

This property will be legally prepared enabling any interested buyer to secure the property immediately once their bid/offer has been accepted. Ultimately a transparent process which provides speed, security and certainty for all parties.

Step into this two-bedroom first-floor flat, perfectly positioned just half a mile from Crawley town centre and the mainline train station, making it an ideal choice for those seeking both convenience and comfort.

The property welcomes you with a spacious dual aspect lounge and dining room, filled with natural light from windows at each end of the room, and offering a versatile space for relaxing or entertaining friends. The fitted kitchen comes complete with a built-in oven and hob and integral dishwasher, providing a practical layout for home cooking, while both bedrooms are enhanced with built-in wardrobes for ample storage. The flat does require some updating, giving you the perfect opportunity to add your own style and flair, whether you are a first-time buyer or looking for a smart investment.

With no onward chain, the process is straightforward, allowing you to move at your own pace. The location is a real highlight, with Southgate Park just a short stroll away for those weekend walks, and local bus routes practically on your doorstep, making commuting or exploring the area a breeze. Set in a popular and well-connected neighbourhood, this property offers a fantastic blend of urban living and every-day convenience. Early to appreciate all the potential this flat has to offer.

Communal entrance

External stairs to the first floor. Personal front door.

Lounge/dining room

5.05m x 3.53m

Maximum measurements.

Kitchen

3.38m x 2.18m

Bedroom one

3.3m x 3.1m

Bedroom two

3.3m x 3.3m

Maximum measurements into doorway.

Council Tax Band: B

Tenure: Leasehold

Length of Lease: 84

Annual Ground Rent Amount: £10.00

Annual Service Charge Amount: £365.00

Price: Starting Bid £160,000

Property Type: Maisonette

Parking: None

Construction materials: Brick and block

Roofing type: Clay tiles

Risk of floods and or erosion: No

Flooded in last 5 years: No

Flood defences: No

Planning permissions or proposals for development: No

Coalfield or mining area: No

Listed property: No

Conservation area: No

Public rights of way: No

Adaptions for accessibility: No

Restrictions: No

Required access: No

Heating: Gas

Electric: National Grid

Water: Direct mains water

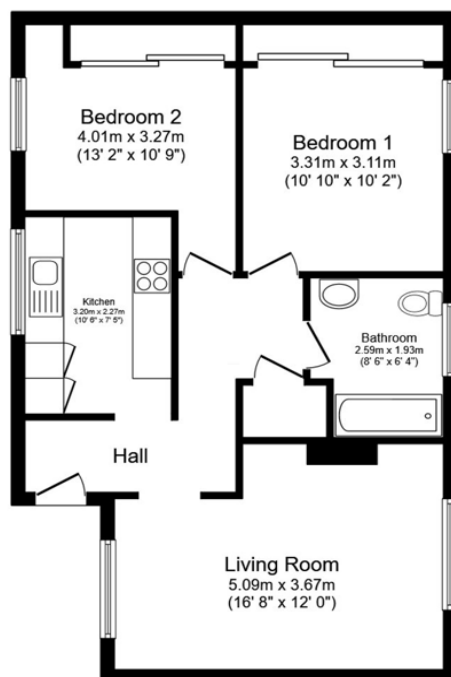
Water meter: No

Sewerage: Standard UK domestic

Air conditioning: No

Broadband: FTTP (fibre to the premises)

Mobile signal coverage: Good



Floor Plan

Total floor area: 63.8 sq.m. (687 sq.ft.)

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.Propertybox.io

Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92-100) A		
(81-91) B		
(69-80) C	71	71
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		
England, Scotland & Wales	EU Directive 2002/91/EC	

Forester Road, Crawley, West Sussex, RH10 6EF

Contact your local branch today for more information on this property:

32 High Street, Chatteris, Cambridgeshire, PE16 6BG, Tel: 01354 697804, admin@kavanaghhayes.co.uk, www.kavanaghhayes.co.uk

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