



Hare Lane, Langley Green, Crawley, RH11 7PU

Taylor Robinson is delighted to welcome to the market an extended 4 bed, 3 reception room well presented semi-detached house. This property is offered to the market with no onward chain and is conveniently located within easy access to the local amenities and bus routes to Gatwick Airport and Crawley town centre. The property in brief comprises of an entrance hall with stairs rising to the first floor, a light and airy living room leading onto a dining room with sliding doors to the conservatory which has access to the rear garden. There is a fully fitted modern kitchen with integrated appliances and access to the downstairs shower room. The first floor has four good sized bedrooms, two with built in wardrobes and a modern family bathroom fitted in a white contemporary suite. Externally you will find a low maintenance rear garden and access to a garage with remote up and over door. To the front of the property there is a driveway. The property also benefits from double glazing, gas central heating & planning permission granted for a loft conversion.

Offers Over £475,000 Freehold

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- 4 Bedrooms Semi-Detached House
- Planning Permission Granted for a Loft Conversion
- Large Garage
- Immaculately Presented Throughout
- Downstairs Shower Room
- Driveway
- Chain Free
- Conservatory
- Double Glazing & Gas Central Heating

Entrance

Hallway

16'10" x 5'8" (5.13 x 1.73)

Kitchen

11'7" x 9'11" (3.53 x 3.02)

Living Room

14'9" x 12'4" (4.50 x 3.76)

Dining Room

11'8" x 10'7" (3.56 x 3.23 (3.55 x 3.22))

Conservatory

9'4" x 8'11" (2.84 x 2.72)

Shower Room

8'7" x 5'0" (2.62 x 1.52)

Stairs to First Floor

Landing

12'3" x 3'0" (3.73 x 0.91)

Bedroom 1

11'1" x 9'4" (3.38 x 2.84)

Bedroom 2

13'1" x 8'2" (3.99 x 2.49)

Bedroom 3

11'1" x 7'2" (3.38 x 2.18)

Bedroom 4

10'0" x 6'5" (3.05 x 1.96)

Bathroom

9'8" x 5'5" (2.95 x 1.65)

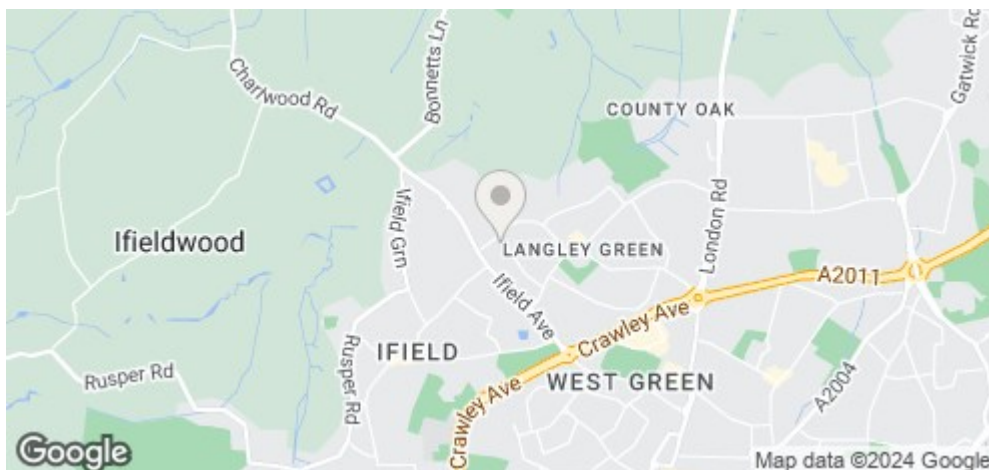
Outside

Rear Garden

Driveway to front

Garage to the rear

Council Tax Band: C





Floor Plan



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

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Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		87
(69-80) C	72	
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	