



GREENAWAY
RESIDENTIAL



Greenaway Residential are delighted to bring to the market this modern, spacious three-bedroom maisonette in Crawley. Tucked away in a quiet residential cul-de-sac within a popular residential area, this property perfectly balances peaceful living with ultimate convenience, sitting within easy walking distance of local shops, highly regarded schools, and robust transport links.

Aquarius Court, Bewbush, Crawley, West Sussex, RH11 6BA

Asking Price:

£275,000

EPC Rating: C



The property welcomes buyers with a practical entrance canopy featuring built-in outside storage cupboards, which are perfect for bikes or utilities. Upon entering, the stairs guide guests up to a spacious, welcoming hallway that provides access to all principal rooms. The heart of the home is the impressive, open-plan L-shaped living and dining room. Dual-aspect windows to both the front and rear flood the space with natural light, creating a bright and airy atmosphere. There is ample footprint here to comfortably accommodate a six-seater dining table, substantial sofa arrangements, and additional free-standing furniture. Conveniently located off the lounge, the modern fitted kitchen is equipped with a generous range of wall and base units, maximising worktop space. It features an integrated gas hob, electric cooker, and fridge, alongside dedicated plumbing and space for a washing machine. All three bedrooms are excellently sized, offering versatile space for growing families or those requiring a dedicated home office. Serving the bedrooms is a contemporary shower room finished to a high standard, comprising a modern shower cubicle, WC, and wash hand basin. Externally, the property is situated in a quiet, low-traffic cul-de-sac and benefits from plenty of unallocated communal parking for residents and visitors alike.

This location is an ideal hub for families and professionals alike, offering the perfect blend of suburban quietude and urban connectivity.



For additional information and full photo gallery please visit www.greenawayresidential.com



A short stroll takes residents to the local parade of shops for everyday essentials, whilst a wider retail experience can be found at County Mall Shopping Centre and Crawley's vibrant town centre, which are just a quick bus or car journey away and offer an array of high-street brands, restaurants, and leisure facilities. The property is also ideally located for families, falling into the catchment area for several well-regarded local schools, with nearby options including Broadfield Primary Academy, The Mill Primary Academy, and Thomas Bennett Community College. Commuters will appreciate the effortless transport connections, with the celebrated Fastway bus service running frequently nearby to provide rapid transit directly into Crawley Town Centre, Manor Royal Business Park, and Gatwick Airport. Furthermore, both Crawley and Ifield railway stations are easily accessible for direct, fast lines into London Victoria, London Bridge, and Brighton, whilst motorists will find the M23 motorway just minutes away for a seamless gateway to the M25 and the South Coast. Given the generous proportions, excellent finish, and highly desirable location of this home, it is expected to attract significant interest from first-time buyers, families, and investors alike, meaning early viewings are highly recommended to avoid disappointment.

Living/Dining 8'5" x 19'9" (2.57m x 6.02m)

Kitchen 8'7" x 8' (2.62m x 2.44m)

Bedroom One 11'4" x 10'3" (3.45m x 3.12m)

Bedroom Two 9'2" x 10' (2.8m x 3.05m)

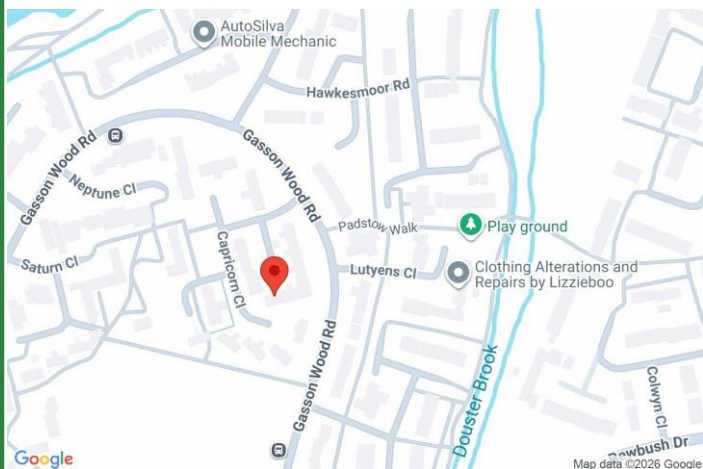
Bedroom Three 7'10" x 9'7" (2.4m x 2.92m)

Looking to sell? Why not call us to arrange a free, no obligation market appraisal of your property. We are a well established local independent Estate Agent with branches in both Crawley and East Grinstead. Our selling service is strictly on a no sale, no fee basis and we pride ourselves on our industry leading marketing and high levels of customer service.

Council Tax Band - C

Tenure - Leasehold

Viewing - By appointment through Greenaway Residential



Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C	75 C	77 C
55-68	D		
39-54	E		
21-38	F		
1-20	G		

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Every care has been taken with the preparation of these particulars, but they are for general guidance only and complete accuracy cannot be guaranteed. If there is any point, which is of particular importance please ask or professional verification should be sought. All dimensions are approximate. The mention of fixtures, fittings &/or appliances does not imply they are in full efficient working order. Photographs are provided for general information and it cannot be inferred that any item shown is included in the sale. These particulars do not constitute a contract or part of a contract