



**Price**  
**£475,000**

**Freehold**

3x  2x  2x 

**Clitherow Gardens,  
Southgate, Crawley,  
West Sussex, RH10**

**OVER 60?**

Secure this property  
for up to **59% less!**

**cubitt&west**  
Helping you move forwards





## Main features

- No onward chain
- Detached home close to the town centre & Crawley train station
- En-suite to primary bedroom
- Downstairs cloakroom & utility
- Own driveway & garage

## Accommodation

### GROUND FLOOR

Entrance Hall  
 Lounge: 13'5 x 10'5 (4.09m x 3.18m)  
 Dining Area: 9'5 x 7'7 (2.87m x 2.31m)  
 Conservatory: 8'10 x 7'3 (2.69m x 2.21m)  
 Kitchen: 9'5 x 9'1 (2.87m x 2.77m)  
 Utility Room  
 Cloakroom

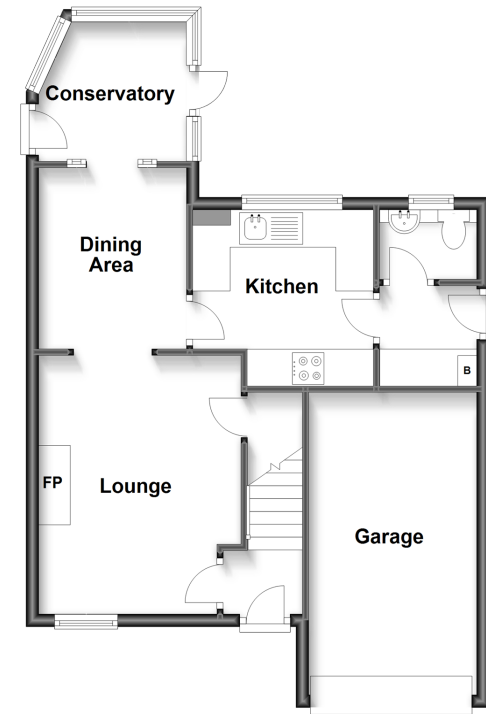
### FIRST FLOOR

Landing  
 Bedroom 1: 12'10 x 8'10 (3.91m x 2.69m)  
 En-suite Shower Room  
 Bedroom 2: 10'5 x 9'1 (3.18m x 2.77m)  
 Bedroom 3: 9'7 x 6'8 (2.92m x 2.03m)  
 Bathroom

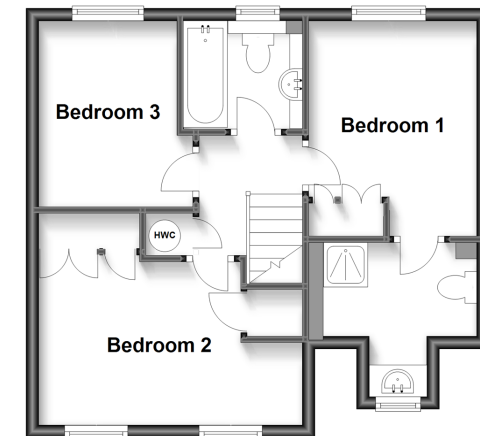
### OUTSIDE

Front garden  
 Rear garden  
 Driveway  
 Garage

**Ground Floor**  
 Approx. 54.1 sq. metres (582.8 sq. feet)



**First Floor**  
 Approx. 41.2 sq. metres (443.0 sq. feet)



**Call Crawley - 01293 522233 ■ [cubittandwest.co.uk](http://cubittandwest.co.uk)**

- Legal advice should be taken to verify fixtures/fittings, planning, alterations and/or lease details
- Appliances & services are untested, dimensions are approximate and floor plans are not to scale
- Through a Homewise Home For Life Plan people aged 60+ can secure this property for up to 59% less, by purchasing a Lifetime Lease.



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