



Crabbett Park Worth Crawley RH10 4SN

www.jamesdeanproperty.co.uk



JAMES DEAN
ESTATE AGENTS

JamesDean are thrilled to present to the market this superb luxury executive apartment situated on the exclusive Crabbett Park development in Worth.

In brief the property comprises of: welcoming entrance hall leading through to the open plan lounge diner with access out onto your private balcony, modern kitchen with appliances, master bedroom with en suite shower room and fitted wardrobes, second double bedroom and the stunning shower room.



The apartment is set within a secure gated development with immaculately kept communal grounds for all to enjoy, one allocated parking space in the underground car park and plenty of visitor parking.

Offered to the market as furnished.

Five week security deposit: £1,557.69

EPC Rating: C

Council Tax band: C

Twelve-month tenancy with a six-month break clause

Household income: £40,500

Parking arrangements: One allocated parking space

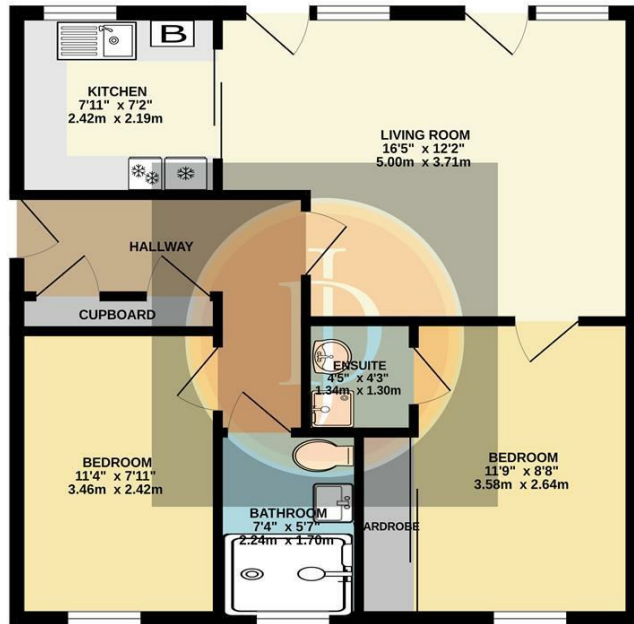
Furnishings: Furnished

£1,350 Per Calendar Month



Floor plan

GROUND FLOOR
582 sq.ft. (54.1 sq.m.) approx.



TOTAL FLOOR AREA: 582 sq.ft. (54.1 sq.m.) approx.
Whilst every attempt has been made to ensure the accuracy of the description contained here, measurements of floors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for guidance purposes only and should be used in conjunction with any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee is given as to their capability or efficiency can be given.
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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B	83	84
(69-80) C		
(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	

Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A		
(81-91) B	82	82
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		
England & Wales	EU Directive 2002/91/EC	

Key information

Viewing: Strictly By Appointment

Fees

Please see below for fees relating to this property.

Reservation Fee

To secure a property through us you will be required to pay a weeks rent as a reservation fee. This takes the property off the market and starts the referencing process.

Move In Balance

On the day of move in you will be required to pay the remaining move in balance. This is as follows:

First Months Rent: £1,350 Per Calendar Month

Security Deposit: £1,557

Any questions please call your local branch.



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ESTATE AGENTS

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Please note that no appliances or systems have been tested. All measurements are approximate and must not be relied upon for any purpose. Any appliances listed in these details may not be included in the sale price. These particulars do not form any part of an offer or contract and their accuracy cannot be guaranteed. Lease information where applicable has been provided by the vendor. James Dean cannot be held liable if the information is incorrect.