



**Guide Price**  
**£450,000**

**Freehold**

3x  1x  1x 

**Hazel Way, Crawley**  
**Down, West Sussex,**  
**RH10**

**OVER 60?**

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

**cubitt&west**  
Helping you move forwards





**Ground Floor**

Approx. 65.4 sq. metres (703.7 sq. feet)

## Main features

- Very popular "Rushton" style semi detached house
- Immaculately presented throughout in modern style
- Set within a popular village location
- Backs onto tranquil woodland with deer and wild birds
- Garage is converted to a useful home office and games room for entertaining

## Accommodation

### GROUND FLOOR

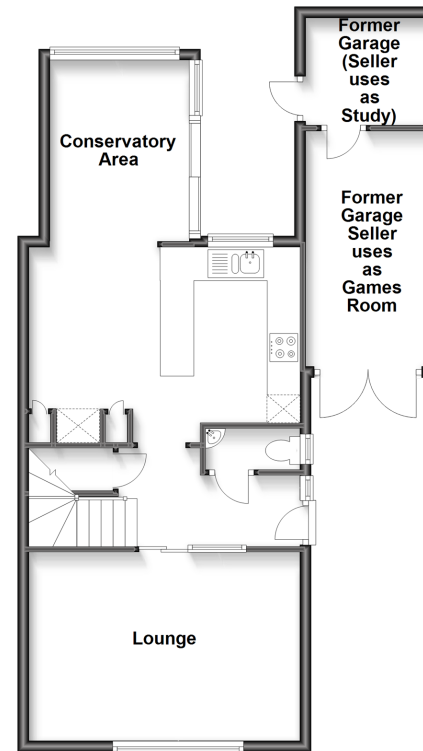
Entrance Hall  
Cloakroom  
Lounge: 15'9 x 11'1 (4.80m x 3.38m)  
Kitchen/Diner: 16'1 x 11'3 (4.91m x 3.43m)  
Conservatory Area: 11'3 x 9'0 (3.43m x 2.75m)  
Former Garage (uses as Study)  
Former Garage (uses Games Rm)

### FIRST FLOOR

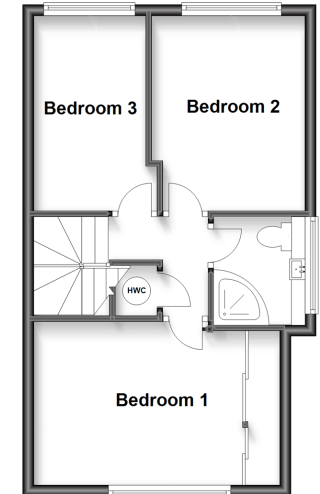
Landing  
Bedroom 1: 11'6 x 6'6 (3.51m x 1.98m)  
Bedroom 2: 11'9 x 9'1 (3.58m x 2.77m)  
Bedroom 3: 10'7 x 9'5 (3.23m x 2.87m)  
Shower Room

### OUTSIDE

Front & Rear Gardens  
Driveway



**First Floor**  
Approx. 39.5 sq. metres (425.3 sq. feet)



**Call East Grinstead - 01342 314324 ■ cubittandwest.co.uk**

■ Legal advice should be taken to verify fixtures/fittings, planning, alterations and/or lease details  
■ Through a Homewise Home For Life Plan people aged 60+ can secure this property for up to 59% less, by purchasing a Lifetime Lease.

■ Appliances & services are untested, dimensions are approximate and floor plans are not to scale



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