



Connells

Allwood Crescent
Wivelsfield Green Haywards Heath



Property Description

Situated in this much favoured village location just a short walk to the local shop/post office, inn, well regarded primary school and village hall. Haywards Heath is about 3 miles to the north, Burgess Hill 3.5 miles to the west and Lewes 8.8 miles to the south, all of which offer a wide range of shops, an array of restaurants, a modern leisure complex, superstores and a mainline railway station (Haywards Heath to London Bridge/Victoria 45 minutes).

There are several footpaths in the vicinity providing a natural venue for countryside walks, Gatwick Airport is to the north and the cosmopolitan city of Brighton and the south coast is less than 13 miles distant.

Entrance Porch

Double glazed entrance door to front, leads to:

Entrance Hall

Radiator, wood laminate flooring.

Lounge

12' 6" x 16' (3.81m x 4.88m)
Double glazed window to front, radiator, wood laminate flooring.

Kitchen

9' 9" x 7' 11" (2.97m x 2.41m)
Double glazed window and door to side. A fitted kitchen with a range of wall and base units incorporating cupboards and drawers with worksurfaces over, space for washing machine and slim-line dishwasher, gas hob with extractor, built in electric oven, cupboard housing boiler, part tiled walls.

Conservatory

11' 9" x 7' 8" (3.58m x 2.34m)
Double glazed windows to rear and side, tiled flooring.

Bedroom One

11' 7" x 9' 10" max (3.53m x 3.00m max)
Double glazed window to rear, built in full length wardrobe, radiator, fitted carpet.

Bedroom Two

7' 4" x 11' 7" (2.24m x 3.53m)

Double glazed sliding doors to conservatory, full length built in wardrobe, radiator, laminated flooring.

Bedroom Three

8' 10" x 9' 3" (2.69m x 2.82m)

Double glazed window to front, built in wardrobe, radiator, fitted carpet.

Bathroom

Double glazed frosted window to side, bath with shower over, w.c., wash basin, electric towel rail, storage cupboards, part tiled walls, tiled flooring.

Outside Front

Side access from both sides, area of lawn, driveway parking.

Rear Garden

Easy maintenance, laid to patio, garden shed.

Garage

The property benefits from a garage with up and over door plus ample parking.





This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com

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EPC Rating: D

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Tenure: Freehold



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Property Ref: BGH405080 - 0003