



**Hanlye View, Hanlye Lane, Cuckfield, Haywards Heath RH17 5HN**

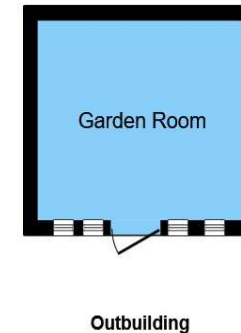


**welcome to**

**Hanlye View, Hanlye Lane, Cuckfield, Haywards Heath**

**\*FINAL 3 HOMES REMAINING- CALL TO VIEW NOW!\*** Introducing the FINAL unit of our exclusive 4 bedroom link-detached new home at Hanlye View with versatile garden room. This luxurious home boasts contemporary design, spacious interiors and high-end finishes throughout. **\*Tailor made incentives available\***





Total floor area 155.5 m<sup>2</sup> (1,674 sq.ft.) approx

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](http://www.focalagent.com)

## Lounge

19' 5" at max x 12' 4" at max ( 5.92m at max x 3.76m at max )

## Dining Room / Kitchen

20' 9" at max x 10' 2" at max ( 6.32m at max x 3.10m at max )

## Cloakroom

## Garden Room

10' 10" x 9' 8" ( 3.30m x 2.95m )

## Principal Bedroom

16' 2" at max x 8' 8" at max ( 4.93m at max x 2.64m at max )

## En Suite

## Bedroom 2

13' 8" at max x 11' at max ( 4.17m at max x 3.35m at max )

## En Suite

## Bedroom 3

12' 2" at max x 11' 11" at max ( 3.71m at max x 3.63m at max )

## Bedroom 4

13' 8" at max x 8' 1" at max ( 4.17m at max x 2.46m at max )

## Bathroom

welcome to

## Hanlye View, Hanlye Lane, Cuckfield, Haywards Heath

- Finest Quality, Individual Design & Select Location- The Sigma Difference \*Tailor made incentives available\*
- Open plan Dining Room / Kitchen, lounge with bi-folding doors leading to the garden
- Contemporary designed handleless kitchen with integrated high-spec Bosch appliances and undercupboard lighting
- Four double bedrooms all with built in Hammond wardrobes
- Principal Bedroom and bedroom two both with ensuite with demister mirrors, Vado® brushed black taps and shower fittings
- Versatile garden room perfect for a home office, exciting games room, creative studio or simply chill-out space
- Parking for two vehicles and electric car charging points with each property
- Walking distance to local village, schools and amenities, also with efficient transport links to London taps and shower fittings

Tenure: Freehold EPC Rating: Exempt

**£800,000**



Please note the marker reflects the postcode not the actual property

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Property Ref:  
HHT110095 - 0003

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