



**Connells**

Hazelwick Grange Hazelwick Mill Lane  
Crawley



### Property Description

Hazelwick Grange is a stunning five-bedroom Grade II listed detached home, extended over the years for spacious family living. Located conveniently near Three Bridges station and motorway links, it features exposed timber framing, Cornish cream brick front, and tile hung rear.

A gated driveway with parking for several cars, high conifer hedging for privacy, a garage, and rear access complete the exterior. Inside, a solid oak front door opens to a tiled hall with two staircases, a downstairs shower room, and a cloakroom.

The ground floor offers two dual-aspect reception rooms, including a living room with an Inglenook fireplace and underfloor heating, and a formal dining room with garden views and an open fireplace. The kitchen features modern units, integrated appliances, space for a Rangemaster-style oven, and garden access via stable doors. A utility room provides additional storage and laundry space.

Upstairs, a spacious landing leads to five double bedrooms, including a principal with front views, access to a large attic with a priest hole, and an en-suite bathroom. Four bedrooms overlook the rear; one is set up as a dressing room with fitted wardrobes. The family bathroom has a bath with shower attachment.

Externally, the south-facing garden boasts a level lawn, mature trees, a summer house with power and light, a shed, and a cobbled patio-perfect for entertaining.

Contact Connells on 01293515444 to view this stunning home.

### Entrance Hall

Radiator, wooden beams and tiled flooring

### Cloakroom

Leaded light window to front, two piece suite comprising of high level flush w/c. Wooden beams and tiled flooring

### Shower Room

Leaded light window to front, shower cubicle, stainless steel ladder radiator, wooden beams and tiled flooring.

### Lounge

17' 1" max x 14' 7" max ( 5.21m max x 4.45m max )

Leaded light window to front and rear, open fireplace with brick surround, radiator, wooden beams and quarry tiles with under floor heating.

### Dining Room

10' max x 18' 8" max ( 3.05m max x 5.69m max )

Two leaded light windows to rear, period radiator, wooden beams and quarry tiled flooring.

### Family Room

17' 1" max x 13' 1" max ( 5.21m max x 3.99m max )

Leaded light window to front and rear, wood burner, radiator, wooden beams and quarry tiled flooring with under floor heating.

## Kitchen

10' 2" max x 11' 7" max ( 3.10m max x 3.53m max )

Leaded light window to rear, door to garden, matching wall and base units with worktops over, space for range style cooker with extractor hood, integral microwave, coffee machine and fridge, second stair case to first floor, wooden beams and tiled flooring.

## Utility Room

5' 11" max x 9' 6" max ( 1.80m max x 2.90m max )

Leaded light window to front, matching wall and base units with work tops over, single drainer sink unit with stainless steel mixer tap with telescopic hose, integral dishwasher, space for washing machine, tumble dryer and fridge freezer. Wooden beams and tiled flooring.

## Landing

Access to loft, one period radiator and additional radiator, wooden beams and wood flooring.

## Bedroom One

10' 7" max x 12' 8" max ( 3.23m max x 3.86m max )

Leaded light window to front, radiator, wooden beams and carpet as laid.

## En Suite

Leaded light window to rear, three piece suite comprising of bath with shower over, wash hand basin and low level flush w/c. Wooden beams and tiled flooring.

## Bedroom Two

13' 9" max x 9' 5" max ( 4.19m max x 2.87m max )

Leaded light window to rear, integrated cupboard, radiator, wooden beams and carpet as laid.

## Bedroom Three

10' max x 12' 2" max ( 3.05m max x 3.71m max )

Leaded light window to rear, feature fireplace, built in wardrobes, wooden beams and carpet as laid.

## Bedroom Four

11' max x 9' 11" max ( 3.35m max x 3.02m max )

Leaded light window to rear, radiator, wooden beams and carpet as laid.

## Bedroom Five

11' 3" max x 9' 1" max ( 3.43m max x 2.77m max )

Leaded light window to rear, radiator, wooden beams and wood flooring.

## Family Bathroom

Leaded light window to front, two piece suite comprising of, tiled bath with shower attachment and wash hand basin. Period radiator, tiled walls and flooring with under floor heating.

## Separate W/C

Leaded light window to front, high level flush w/c, wooden beams and tiled flooring.

## External Driveway

Electric gate and parking for multiple vehicles.

## Garage Rear Garden

Large rear garden mainly laid to lawn, well and summer house.





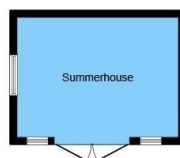




**Ground Floor**



**First Floor**



**Outbuilding**

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)

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EPC Rating: Council Tax  
Exempt Band: G

Tenure: Freehold

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