



Hanlye Lane, Cuckfield Haywards Heath RH17 5HR

welcome to

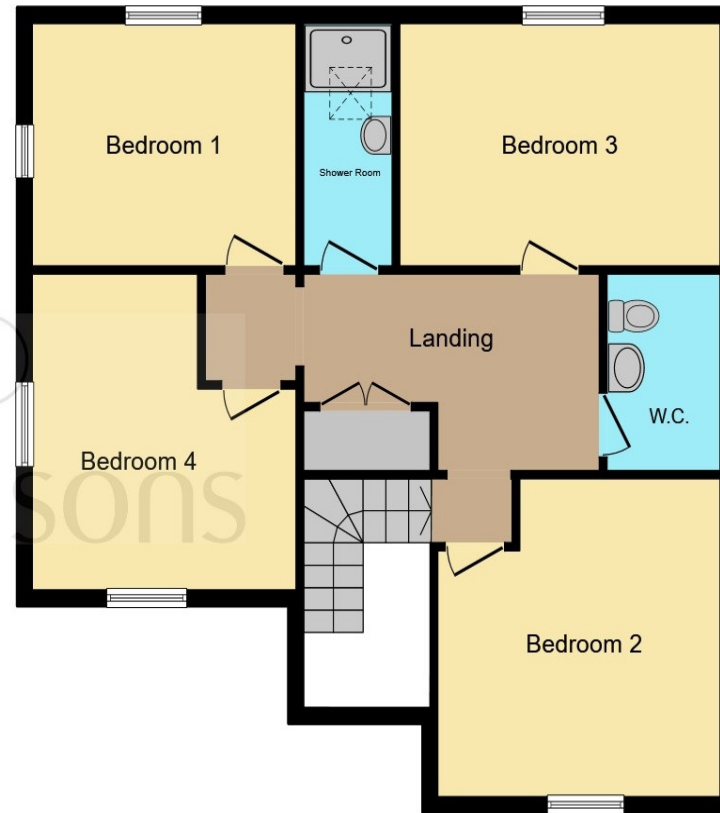
Hanlye Lane, Cuckfield Haywards Heath

Fox and Sons are delighted to offer this characterful four double bedroom period house to the market. This gorgeous property has two reception rooms and a kitchen dining room, bathroom and shower room and is set surrounded by particularly large and secluded mature gardens.





Ground Floor



First Floor

Lounge

13' 1" max x 12' 5" max (3.99m max x 3.78m max)

Kitchen/ Dining Room

18' 1" max x 8' 1" max (5.51m max x 2.46m max)

Sitting Room

23' 1" x 11' 7" (7.04m x 3.53m)

Bathroom

Seperate Wc

Bedroom 1

11' 7" x 9' 11" (3.53m x 3.02m)

Bedroom 2

13' 1" max x 12' 5" max (3.99m max x 3.78m max)

Bedroom 3

14' 1" x 9' 11" (4.29m x 3.02m)

Bedroom 4

13' max x 11' 7" max (3.96m max x 3.53m max)

Shower Room

Wc

Total floor area 155.8 m² (1,677 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

welcome to

Hanlye Lane, Cuckfield Haywards Heath

- A beautiful four double bedroom period house
- Semi detached
- Gorgeous secluded garden backing onto fields
- Feature treble aspect sitting room with views of the gardens
- Kitchen dining room and additional lounge
- Bathroom, shower room and separate WCs
- Sought after location very close to Cuckfield Village centre
- Convenient parking at front of the property

Tenure: Freehold EPC Rating: C
Council Tax Band: E

£650,000



Please note the marker reflects the postcode not the actual property

view this property online fox-and-sons.co.uk/Property/HHT109855



Property Ref:
HHT109855 - 0004

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

Fox & Sons is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.


fox & sons



01444 450105



HaywardsHeath@fox-and-sons.co.uk



115 South Road, HAYWARDS HEATH, West
Sussex, RH16 4LR



fox-and-sons.co.uk