



## Hazelwick Avenue, Three Bridges, Crawley, RH10 1NP

Live connected. Live effortlessly. Live Three Bridges.

Perfect for a young professional, couple, or investor, this home offers a gateway to a well-connected, modern lifestyle.

Imagine starting your day just moments from the station—a one-minute walk, and you're on your way. With 24/7 trains, you're 4 minutes from Gatwick, 40 from London and if heading the other way, arriving in Brighton in just 30. Whether it's work, travel, or weekend escapes, everything feels within easy reach.

Set within a highly commutable location, with the M23 only a 3-minute drive away and a 24-hour bus route at your doorstep, this is a home designed around convenience.

Step inside this beautifully presented 514 sq ft one-bedroom apartment which blends comfort with practicality. A separate fitted kitchen with integrated appliances, and a rare walk-in wardrobe offers that extra touch of luxury storage. Gas heating keeps things cosy, while lift access and a secure keypad entrance add ease and peace of mind.

Outside, enjoy the convenience of ample gated private parking and the simplicity of having two supermarkets just moments away.

**£210,000 Leasehold**

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- One Spacious Double Bedroom Apartment
- Private gated parking & Lift access
- M23 access in 3 minutes drive
- Within 40 mins to London & 30 mins to Brighton
- 150m of Three Bridges Station
- Ground Rent £250pa Service Charge £1650pa
- Separate Fitted Kitchen
- No Onward Chain
- Lease 117 Years remaining

Entrance Hall

Living Room

21'8" x 9'3" (6.62 x 2.82)

Kitchen

11'1" x 5'6" (3.39 x 1.69)

Bedroom

13'0" x 8'5" (3.98 x 2.59)

Bathroom

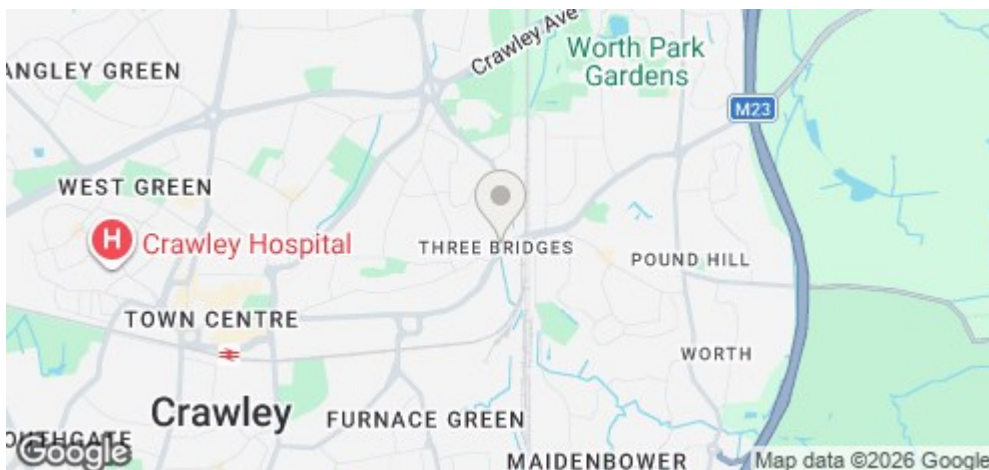
Walk in Wardrobe

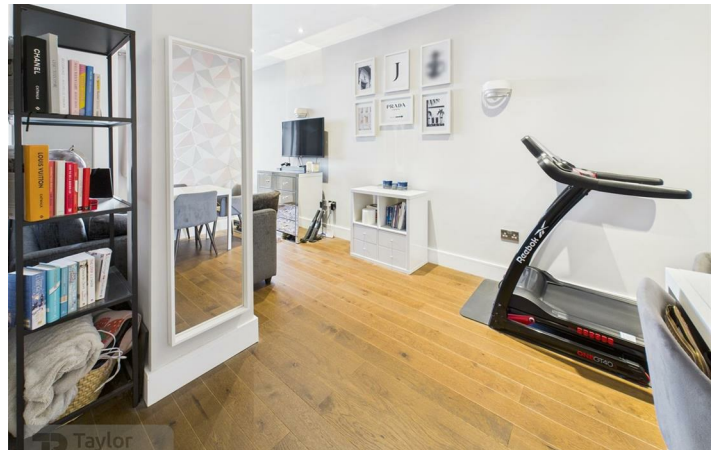
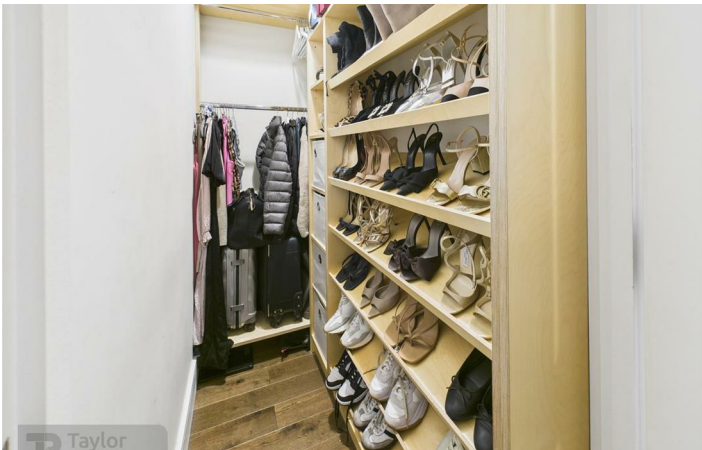
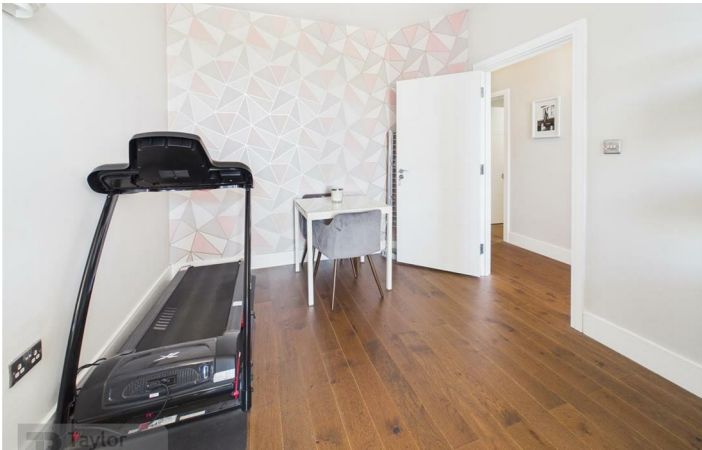
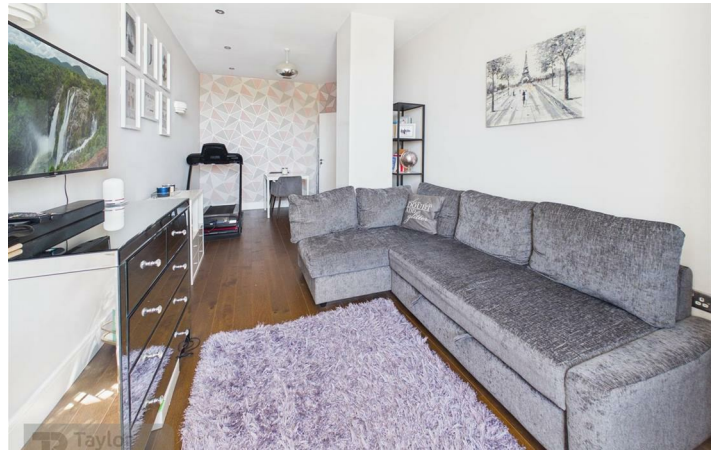
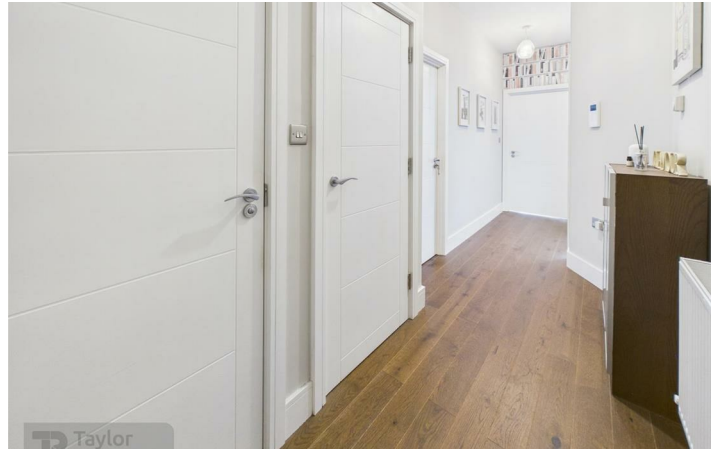
6'4" x 2'11" (1.95 x 0.90)

Outside

Gated Parking Area

## Council Tax Band: B





# Floor Plan



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

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## Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>	77	77
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC	