



Hazel Way, Crawley Down
Guide Price £425,000 - £450,000

**MANSELL
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- 3 bedroom semi-detached family home
- Garage and driveway
- Bright, airy and modern throughout
- Well maintained and private garden
- Sought after village location
- Council Tax Band 'D' and EPC 'tbc'

Mansell McTaggart are delighted to present this beautifully extended 3-bedroom family home, ideally located in the highly sought-after village of Crawley Down.

Tucked away in a quiet position near woodland and the popular Worth Way, this property offers a fantastic balance of indoor space and outdoor living – perfect for families, pet lovers, or those who enjoy countryside walks.

Upon entering the home, you're welcomed into a handy porch with space for coats and shoes, leading through to an entrance hall. To the left is a generous open plan living and dining room, boasting ample space for two sofas, a dining table, and additional furnishings. Natural light floods the room from windows at both ends, while a door at the rear provides direct access to the garden. A useful under-stairs cupboard offers extra storage.

The heart of the home is the extended kitchen, which provides an impressive amount of worktop and cupboard space. There's also room for a breakfast table or informal dining area, making it ideal for families or those who love to entertain. A door from the kitchen leads conveniently into the garage, and another to the garden.



Upstairs, you'll find three well-proportioned bedrooms and a family bathroom. Bedrooms 1 and 2 are generous doubles, while bedroom 3 makes an ideal single room, nursery, or home office. The bathroom features a WC, wash hand basin, and bath with shower attachment, and there's an airing cupboard currently used for storage thanks to a installed combi boiler housed in the loft.

Outside, the rear garden is arranged over three sections – patio, lawn, and raised decking – and benefits from a private outlook with minimal overlooking, offering lovely views towards woodland. To the front, there is a driveway and garage, along with a lawned area and plenty of on-street parking for additional vehicles or visitors.

Hazel Way



Approximate Gross Internal Area (Including Garage) = 105.5 sq m / 1136.0 sq ft
Illustration for identification purposes only, measurements are approximate, not to scale.

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