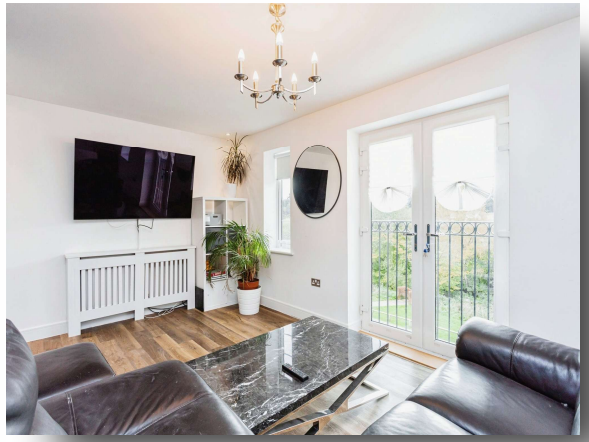
# Hurstfield Crescent, Haywards Heath RH17 7GG

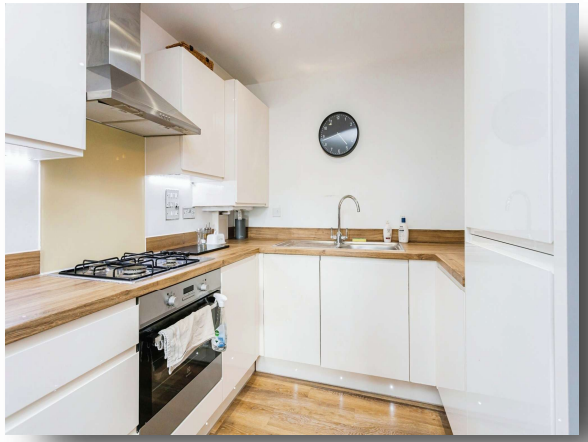
fox & sons

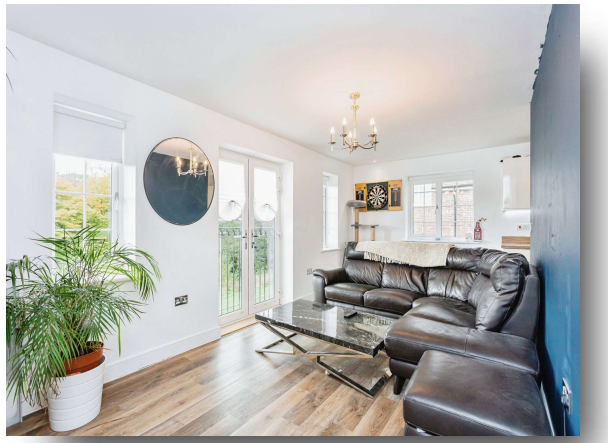
***welcome to***

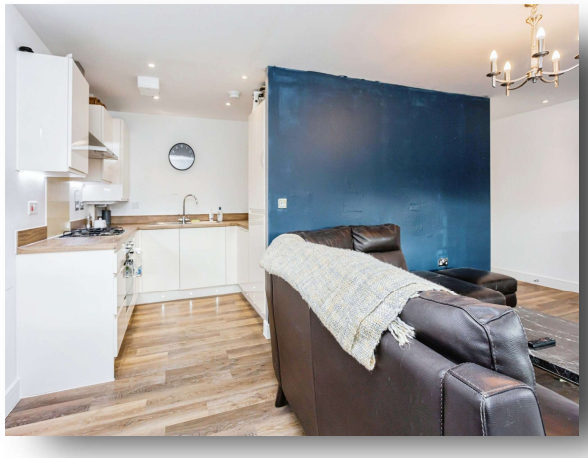
## Hurstfield Crescent, Haywards Heath

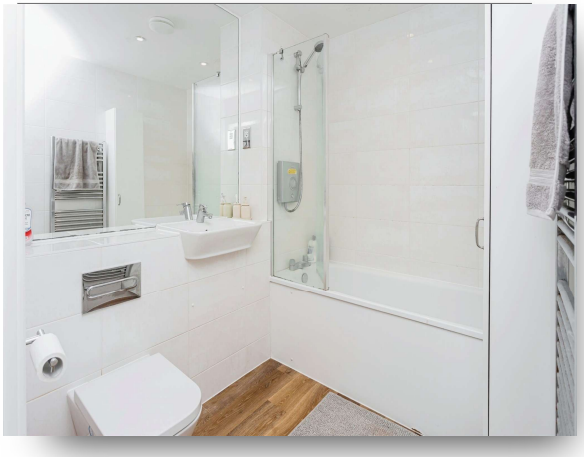
Fox and Sons welcomes this spacious and modern one double bedroom apartment to the market, situated on the edge of this popular development and looking over woodland there is a practical layout, neutral decor, modern fitments and an allocated parking space. NO CHAIN.

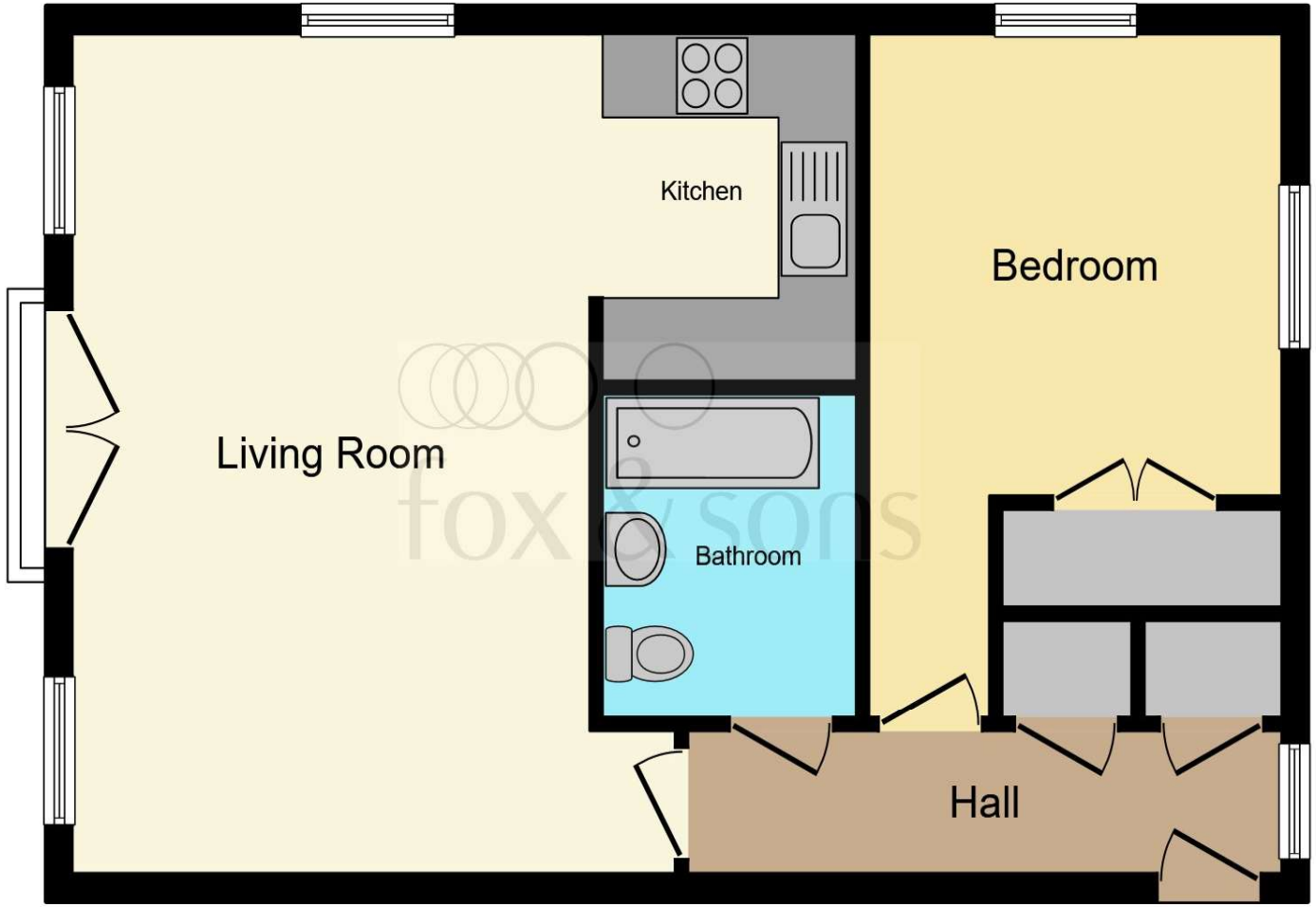













Total floor area 56.6 m² (609 sq.ft.) approx

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

**Living Room**
19' 10" at max x 12' 10" at max ( 6.05m at max x 3.91m at max )

**Kitchen**
8' 2" at max x 6' 5" at max ( 2.49m at max x 1.96m at max )

**Bedroom 1**
15' 7" at max x 10' 3" ( 4.75m at max x 3.12m )

***welcome to***

# Hurstfield Crescent, Haywards Heath

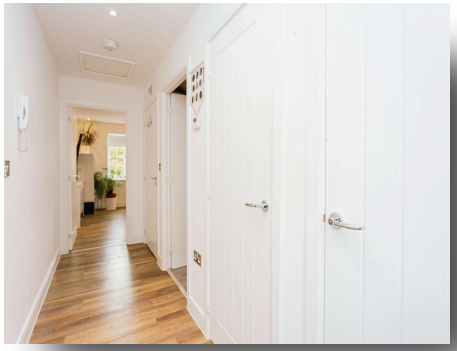
- Impressive and bright one double bedroom top floor flat
- NO CHAIN
- Woodland views
- Large modern bathroom
- Spacious dual aspect living area
- Quiet well maintained building and development
- Modern kitchen
- Allocated parking space

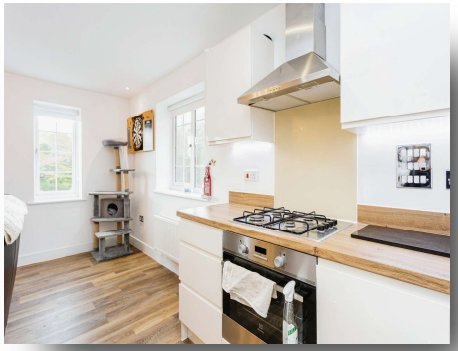
Tenure: Leasehold EPC Rating: B Council Tax Band: B  Service Charge: Ask Agent

Ground Rent: Ask Agent

This is a Leasehold property. We are awaiting further details about the Term of the lease.  For further information please contact the branch.  Please note additional fees could be incurred for items such as Leasehold packs.

# £220,000





Please note the marker reflects the postcode not the actual property

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The Property Ombudsman

Property Ref:
HHT110142 - 0005

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

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**fox-and-sons.co.uk**

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.