



19 Hazelgrove Road, Haywards Heath, West Sussex RH16 3PH

Guide Price £350,000

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A 2 bedroom, 2 bathroom and 2 reception room semi-detached Victorian cottage with a pretty paved courtyard style garden situated in the heart of the town centre which has been the subject of numerous improvements by the current owners and retains a wealth of original character features, including stripped pine floors and doors, 2 fireplaces and has a glazed panel in the kitchen floor exposing an original illuminated Victorian well.

- Beautiful Victorian cottage in town centre
- Lots of character features throughout
- 33' x 15' max L-shaped courtyard style garden
- 2 separate living rooms with feature fireplaces
- Modern kitchen with door to rear garden
- Bedroom 1 with dressing area & en-suite shower
- 2nd double bedroom & 2nd refitted downstairs bathroom
- Parking in nearby streets (no parking with property)
- Permits available in Franklynn Road car park
- Parking at The Orchards car park next to Tesco Express free after 8pm
- railway station 0.7 miles & hospital 0.7 miles
- Internal viewing highly recommended
- EPC rating: D - Council Tax Band: C

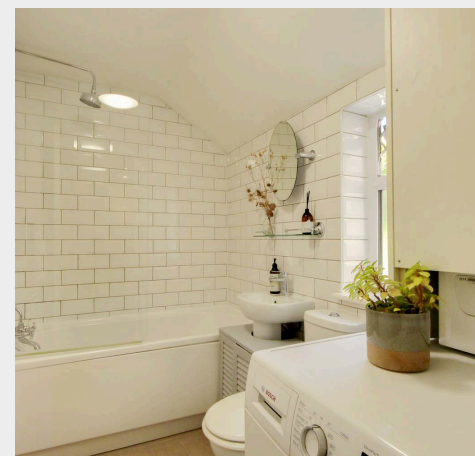
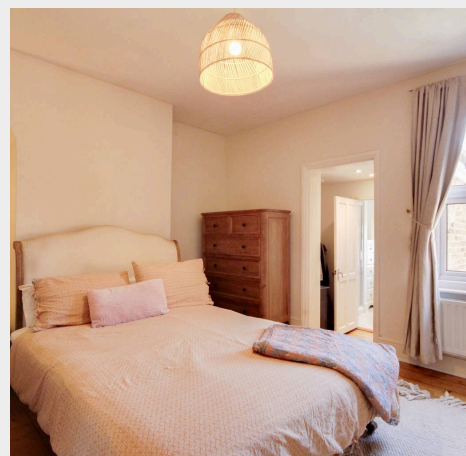
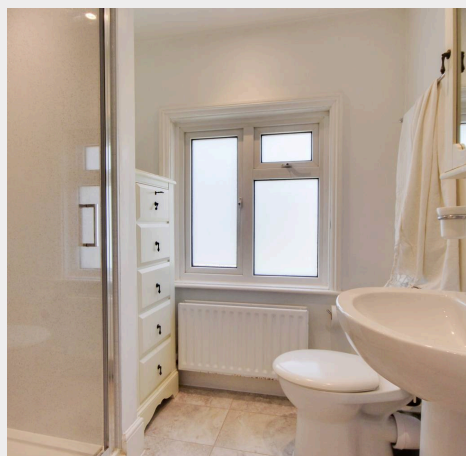


The property is located at the southern end of Hazelgrove Road close to the town centre, Tesco Express and The Orchards shopping centre which includes Marks & Spencer. The Broadway is within walking distance and offers a range of restaurants, cafes and bars. Schools are well represented throughout the town and the property is within a short walk of numerous primary schools. Children from this side of town fall into the catchment area for Oathall Community College (secondary school) in nearby Lindfield.

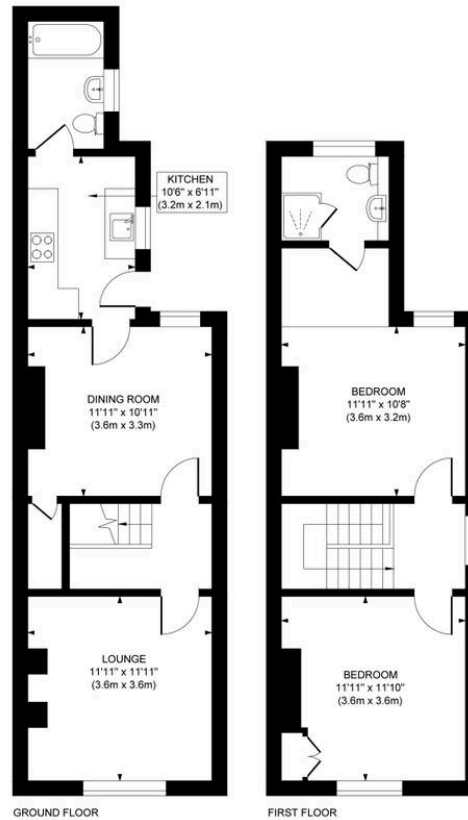
The railway station is within 0.8 miles and provides fast commuter links to London (Victoria/London Bridge 47 mins), Gatwick Airport (15 mins) and the south coast (Brighton 20 mins).

Access to the major surrounding areas by car can be gained via the B2112, the A272 and the A/M23, the latter lying approximately 5 miles to the west at Bolney or Warninglid.

Schools: St Joseph' RC Primary (across the road – 300 feet distant), St Wilfrid's Primary School (0.5 miles), Warden Park Junior Academy (0.3 miles), Oathall Community College (Secondary School) (1.4 miles)



Approximate Gross Internal Area
896 sq. ft / 83.21 sq. m



This plan is for layout guidance only. Not drawn to scale unless stated. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making decisions reliant upon them.

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