

Guide Price

£450,000

Garnham  
H Bewley

19 Hawarden Close, Crawley Down



- Semi Detached Family Home
- Three Bedrooms
- Lounge/Dining Room
- Kitchen
- Family Bathroom
- Garage and Driveway
- Stunning Garden
- Cul-de-sac Location

For further information contact Garnham H Bewley:

Tel: 01342 410227 | Email: [eastgrinstead@garnhamhbewley.co.uk](mailto:eastgrinstead@garnhamhbewley.co.uk)



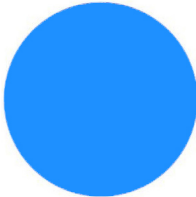


## 19 Hawarden Close, Crawley Down, West Sussex RH10 4PQ

Guide Price £450,000 to £475,000. Garnham H Bewley are pleased to present to the market this charming 3-bedroom semi-detached home is located in a peaceful cul-de-sac in the highly sought-after area of Crawley Down, offering a perfect blend of comfort, space, and convenience.

The property boasts a spacious driveway to the front, providing ample off-road parking and access to the attached garage to the side. Inside, the house features well-proportioned rooms, including a bright and airy lounge/dining room with French doors leading onto the garden, and a kitchen. Upstairs, you'll find the three bedrooms, all benefiting from natural light and ideal for families, couples, or professionals seeking extra space and beautifully present family bathroom.

The large, well-maintained garden at the rear is perfect for outdoor entertaining or simply relaxing in the sunshine. It offers both privacy and a safe environment for children to play. Located in a quiet and family-friendly cul-de-sac, this property is just a short walk from local amenities, schools, and public transport links, making it ideal for those seeking a peaceful yet accessible home. Whether you're enjoying the tranquility of the area or exploring the nearby countryside, this home offers the best of both worlds.



For further information contact Garnham H Bewley:  
Tel: 01342 410227 | Email: [eastgrinstead@garnhamhbewley.co.uk](mailto:eastgrinstead@garnhamhbewley.co.uk)

# Accommodation

## Ground Floor Entrance Hall

## Lounge Area

16' 11" x 12' 7" (5.16m x 3.84m)

## Dining Area

9' 10" x 8' 2" (3.00m x 2.49m)

## Kitchen

9' 4" x 7' 3" (2.84m x 2.21m)

## First Floor Landing

## Main Bedroom

12' 3" x 9' 8" (3.73m x 2.95m)

## Bedroom 2

10' 4" x 9' 0" (3.15m x 2.74m)

## Bedroom 3

7' 2" x 6' 7" (2.18m x 2.01m)

## Bathroom

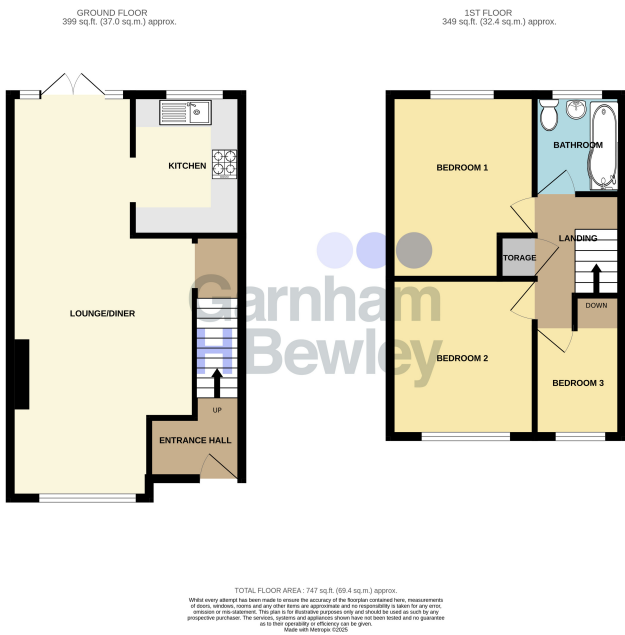
6' 7" x 5' 6" (2.01m x 1.68m)

## Outside Garden

## Garage

16' 8" x 7' 10" (5.08m x 2.39m)

## Driveway



For further information contact Garnham H Bewley:  
Tel: 01342 410227 | Email: [eastgrinstead@garnhamhbewley.co.uk](mailto:eastgrinstead@garnhamhbewley.co.uk)





Energy Efficiency Rating		
Very energy efficient - lower running costs		Current Potential
(92+)	A	88
(81-91)	B	
(69-80)	C	67
(55-68)	D	
(39-54)	E	67
(21-38)	F	
(1-20)	G	
Not energy efficient - higher running costs		
England, Scotland & Wales		EU Directive 2002/91/EC

All dimensions are approximate and are quoted for guidance only, their accuracy cannot be confirmed. Reference to appliances and/or services does not imply they are necessarily in working order or fit for the purpose. Buyers are advised to obtain verification from their solicitors as to the Freehold/Leasehold status of the property, the position regarding any fixtures and fittings and where the property has been extended/converted as to Planning Approval and Building Regulations compliance. These particulars do not constitute or form part of an offer or contract, nor may they be regarded as representations. All interested parties must themselves verify their accuracy. Where a room layout is included this is for general guidance only, it is not to scale and its accuracy cannot be confirmed

For further information contact Garnham H Bewley:  
Tel: 01342 410227 | Email: [eastgrinstead@garnhamhbewley.co.uk](mailto:eastgrinstead@garnhamhbewley.co.uk)