

## Hazel Way Coulsdon, Surrey CR5 3PJ

WILLIAMS HARLOW ARE PLEASED TO BRING A TWO BEDROOM, TWO BATHROOM APARTMENT TO THE MARKET. Located in leafy Chipstead with direct access to the local train station, this apartment is quiet yet perfect for users of the train-line to Central London. In excellent order throughout with carpets, built-in wardrobes, new designer kitchen and new bathrooms. Further benefits include a juliet balcony, double glazing and two allocated car parking spaces. Available immediately on an unfurnished basis.

£1,250 PCM Unfurnished





## EXTERNAL

Two allocated off-street car parking spaces and secure phone entry to the low-rise block.

## HALLWAY

1st floor access, the hallway has new carpets and provides access to all the rooms

## KITCHEN

Freshly designed with mod cons and a good size window overlooking the front communal grounds

## LIVING ROOM

A large room with juliet balcony, double glazing and newly laid carpets

## BEDROOM 1

Double size room with built-in wardrobes running one wall, radiator and double-glazing. Door leading to....

## EN-SUITE

....shower en-suite with hand-basin and WC with large shower cubicle.

## BEDROOM 2

Double size room with new carpets and built-in wardrobes along one wall

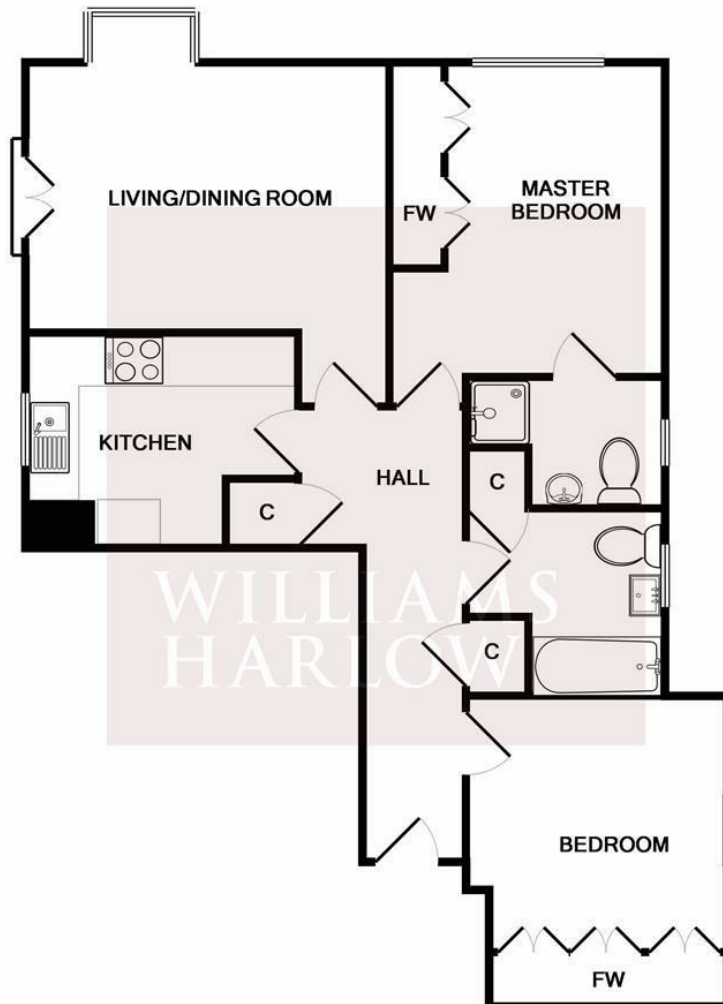
## BATHROOM

Family bathroom with shower over bath, WC, hand-basin, heated towel rail and storage cupboard.

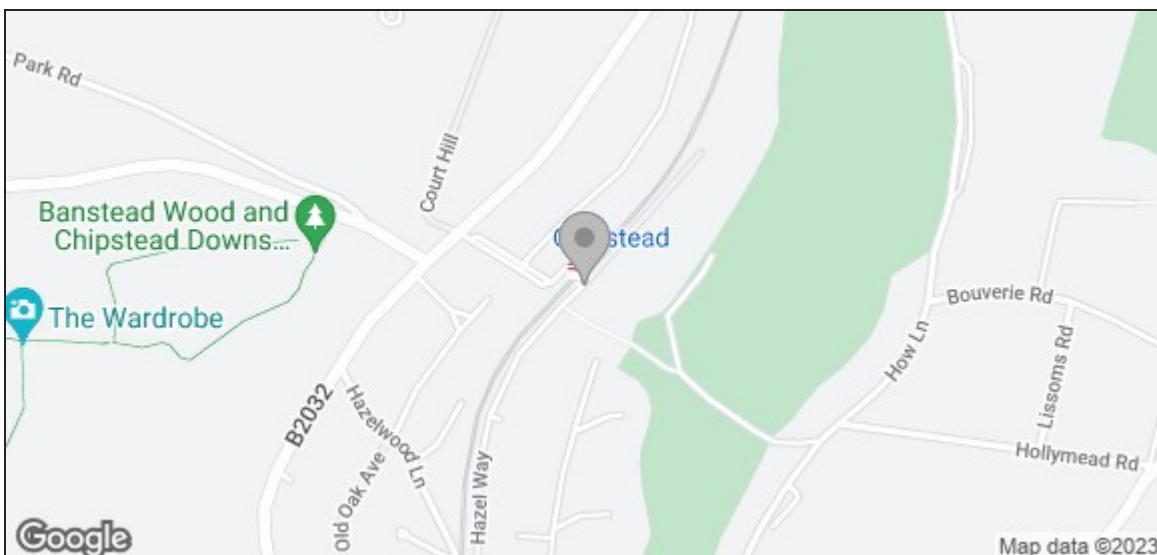
## COUNCIL TAX

Council Tax Band D





This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst care is taken in the preparation of this plan, please check all dimensions, shapes before making decisions reliant upon them. KEY: C = CUPBOARD FW = FITTED WARDROBE



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>	75	80
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-36) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
England & Wales		
EU Directive 2002/91/EC		