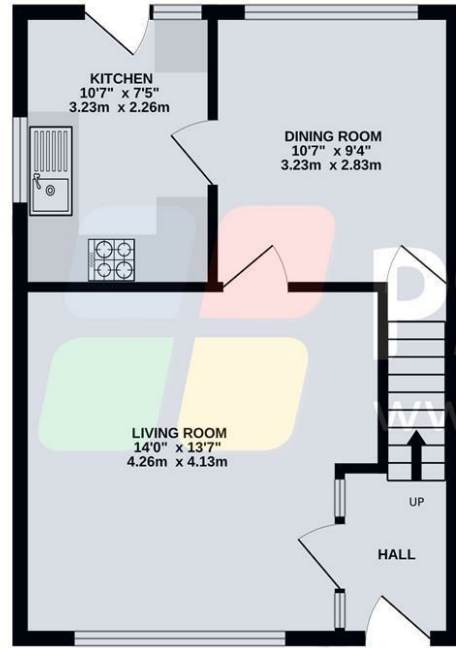
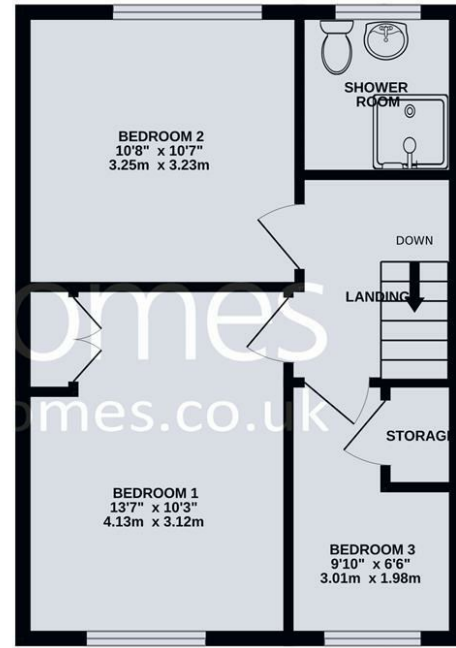


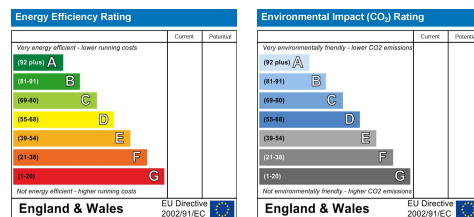
GROUND FLOOR
404 sq.ft. (37.5 sq.m.) approx.



1ST FLOOR
404 sq.ft. (37.5 sq.m.) approx.



TOTAL FLOOR AREA: 807 sq.ft. (75.0 sq.m.) approx.
Plans for illustration purposes only. Intending purchasers should check measurements personally.
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UNDER OFFER



71 Orchard Road, Burgess Hill, RH15 9PH

Price £350,000 Freehold



[psphomes.co.uk](https://www.psphomes.co.uk)

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VIEWING BY APPOINTMENT WITH PSP HOMES
54 Church Road, Burgess Hill, West Sussex, RH15 9AE. TELEPHONE 01444 250999

Much care is taken in the preparation of our particulars, but we cannot guarantee the information given is accurate.
Property details are issued a general guide only and may not form any part of an offer or contract. We recommend intending purchasers check details personally.



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71 Orchard Road, Burgess Hill, RH15 9PH

What We Like.

- * Offering potential to modernise and extend.
- * Quiet residential position.
- * West facing rear garden.
- * No-Ongoing chain.
- * Easy access to all of Burgess Hill's facilities.

The Property.

A three bedroom semi detached house located in a small close off Orchard Road being conveniently located to all Burgess Hills comprehensive facilities. The property requires general modernisation however, the main bedroom and bathroom have both been recently refitted and decorated. Outside, there are gardens to both front and rear as well as a shared driveway that leads to the garage.

The Accommodation.

The accommodation is light and spacious throughout with the ground floor comprising, entrance hall with staircase rising to the first floor, separate reception rooms and the kitchen. The first floor provides three good size bedrooms and refitted shower room.

Gardens and Parking

To the front of the property is an established garden with an area of lawn flanked by flower beds. The attractive rear garden is west facing with an area of lawn, established flower beds and a garden shed. There is a shared drive to one side leading to the garage.



Location.

Orchard Road is an established road that lies off Royal George Road, located in the heart of Burgess Hill. The location is incredibly convenient being within striking distance of Gattons Infant School, Southway Primary School and the highly regarded St Pauls Catholic College (11-18 years). For your every day essentials you have a Tesco Express Convenience Store and Day Lewis Pharmacy nearby at the top of Gatehouse Lane. For more extensive shopping, Burgess Hill offers a choice of three supermarkets in the form of Waitrose, Tesco and Lidl and the town centre is around a 10 - 15 minute walk. St Johns Park is around a 10 minute walk and boasts an open space with a playpark, skate park and hosts cricket matches throughout the summer. The 17th century Woolpack gastropub is around a 10 minute walk and provides a lovely beer garden and a well regarded Sunday Roast. For rail connections, the town provides two mainline stations. Burgess Hill Station is around a mile distant and provides regular services to London (Victoria/London Bridge in 50 mins), Gatwick Airport and Brighton.

The Finer Details

Tenure: Freehold
Title Number: SX47989
Local Authority: Mid Sussex District Council
Council Tax Band: D
Available Broadband Speed: Ultrafast (up to 1000mbps)

We believe the above information to be accurate but recommend intending purchasers check the details personally before exchange of contracts.

