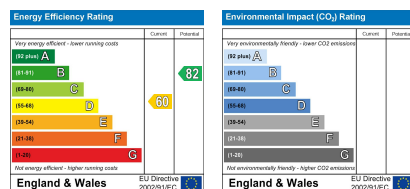


TOTAL APPROX. FLOOR AREA 317 SQ.FT. (29.5 SQ.M.)

Plans for illustration purposes only. Intending purchasers should check measurements personally.
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VIEWING BY APPOINTMENT WITH PSP HOMES

3 Muster Green South, Haywards Heath, West Sussex, RH16 4AP. TELEPHONE 01444 416999

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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GOLD WINNER

PSP HOMES
SOUTH ENGLAND
(OVERALL)



20 Highfield Court, Church Road, Haywards Heath, West Sussex, RH16 3PA

Guide Price £175,000 Leasehold

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20 Highfield Court, Church Road, Haywards Heath, West Sussex, RH16 3PA

What we like...

- * Incredibly convenient central location close to town centre and station.
- * Fabulous views over the High Weald
- * Access to an enormous loft space - great storage!
- * Allocated parking space - very handy in town centre location
- * No onward chain - swift move is possible.

The Flat...

This top floor apartment could not be more conveniently located, positioned in the heart of Haywards Heath within easy stroll of the town centre with its Marks & Spencer, The Broadway with all the bars and restaurants and the mainline station for commuters looking for fast access to London, Brighton and Gatwick Airport.

The top floor position is pleasant with the most delightful, far reaching views towards the Ashdown Forest and means you have access to an enormous loft space with ladder access - great for storage. Handily, for a town centre apartment, there is also an allocated parking space.

The sitting room enjoys this lovely outlook and is a generous size with newly laid carpet and neutral decor. Just off the sitting room is the kitchen with window providing natural light and ventilation. The bedroom has floor-to-ceiling wardrobe built in and also enjoys the open views. The bathroom has a grey suite and overhead electric shower. The large cupboard in the hall houses the hot & cold water tanks.

This flat would make the perfect first time purchase, buy-to-let investment or secure UK bolt hole for an international traveller. For those who work from home or like to stream you have access to Ultrafast broadband and all the windows are double glazed.

The Location...

Highfield Court sits on the junction of Church Road and Hazelgrove Road in the heart of Haywards Heath. You are just 50m from the extensive shopping facilities on offer at The Orchards, including Marks & Spencer and Tesco Express Convenience Store. For a bite to eat or a drink you have The Broadway, which is the town's buzzing social centre offering WOLFOX coffee roasters (great for a brunch), Cote Brasserie, Zizzi, Pizza Express, Pascal Brasserie, Roccas Italian, La Campana Tapas and Banana Tree Pan Asian and a range of other independent bars including Lockhart Tavern Gastropub (with superb Sunday Roasts) and the longstanding Orange Square Bar. Haywards Heath's mainline station provides fast & regular commuter services to London (Victoria/London Bridge in 47mins), Brighton (20 mins) and Gatwick International Airport (20 mins).



The Specifics...

Tenure: Leasehold
Title Number: WSX133175
Lease: 125 years from 25th March 1988 (88 years remaining)
Ground Rent: £65 p.a.
Service Charge: £1,500 p.a. approx
Managing Agents: Graves Son & Pilcher
Local Authority: Mid Sussex District
Council Tax Band: B
Broadband Speed: Up to Ultrafast (910 mbps download)

We believe this information to be correct but recommend intending buyers check details personally.

NB

Some photos are virtually furnished for marketing/indicative purposes.

