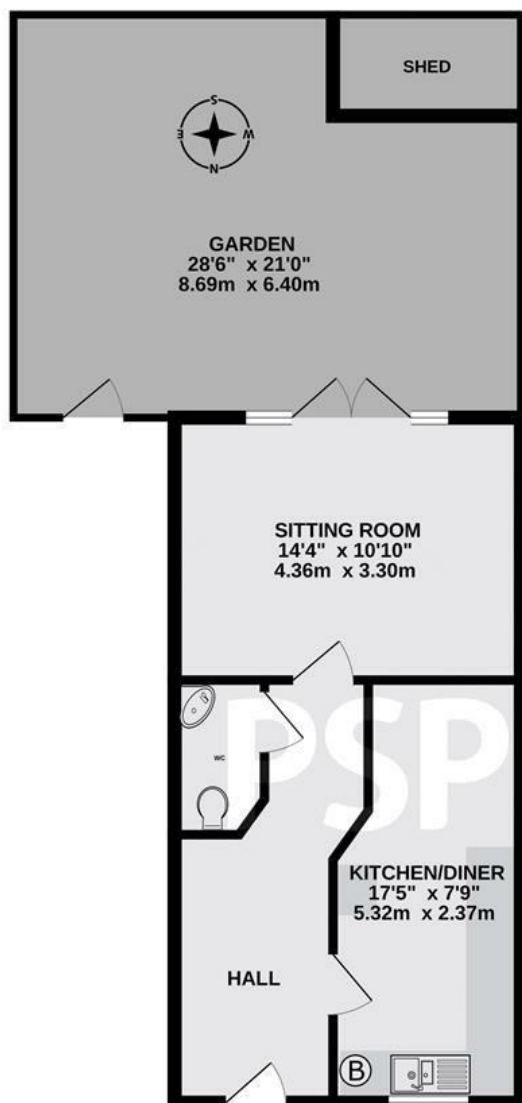
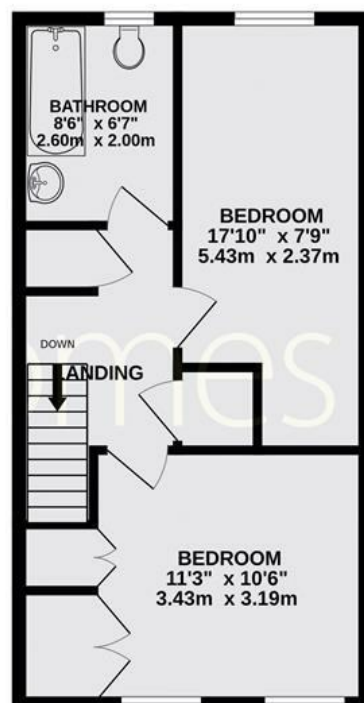


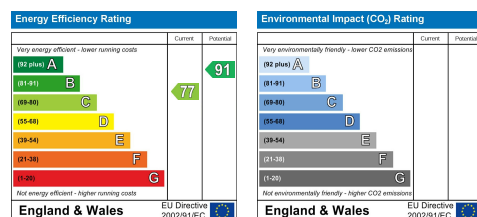
GROUND FLOOR
405 sq.ft. (37.6 sq.m.) approx.



1ST FLOOR
405 sq.ft. (37.6 sq.m.) approx.



TOTAL FLOOR AREA : 810 sq.ft. (75.3 sq.m.) approx.
Plans for illustration purposes only. Intending purchasers should check measurements personally.
Made with Metropix 62024



8 Bowden Way, Haywards Heath, West Sussex, RH16 4UA

Guide Price £122,500 Leasehold

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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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8 Bowden Way, Haywards Heath, West Sussex, RH16 4UA

What we like...

- * Exciting opportunity to get on to the housing ladder with 35% share of this house.
- * 17ft kitchen/diner
- * South facing garden
- * Two good size double bedrooms
- * Allocated parking space just opposite

The House...

An exciting opportunity to get on the housing ladder with a 35% share in this modern two bedroom end-terrace home built in 2013 as part of the popular St Francis Park development in Haywards Heath.

The ground floor offers a 17ft kitchen/diner with modern units and plenty of space for a table & chairs. The sitting room has French doors that open on to the south facing garden and is bathed in natural light throughout the day.

There is also a useful cloakroom.

On the first floor there are two good size double bedrooms, both served by the modern family bathroom with overhead shower. The main bedroom has built in storage and overlooks the front, whilst the second bedroom extends to 17ft and has a recess for wardrobes.

The home is fully double glazed, has gas fired central heating (boiler in kitchen) and for those who work from home there is an Ultrafast broadband connection available.

Step Outside...

The rear garden enjoys a favoured southerly aspect meaning you have plenty of sunshine throughout the day. There is gated side access and a handy garden shed.

To the front you have an allocated parking space with various other on street spaces for visiting guests.



The Location...

Bowden Way is located on the popular 'St Francis Park', a Crest Nicholson development built in 2013 on the southern fringes of Haywards Heath. The Haywards Heath bypass is easily accessible and provides swift communication links to both the East (A272) and West (A23/M23) of the town. There are well kept green spaces and a children's play park closeby within the development. The nearby Sainsburys Local provides immediate shopping facilities whilst Haywards Heath's town centre is just under a mile distant and offers more extensive facilities including Orchards Shopping Centre, Marks & Spencers, Costa Coffee, Cafe Nero and Victoria Park. The 'social hub' of the town is The Broadway which boasts a range of bars & restaurants including Cote Brasserie, Rouge, WOLFOX Coffee Roasters (great for a brunch), Lockhart Tavern, Pizza Express, Zizzi, Prezzo and Orange Square Bar & Kitchen. Waitrose and Sainsbury's Superstores are both 1.5 miles distant.

For commuters, Haywards Heath's mainline station is 1.5 miles distant and provides fast & regular commuter links to London (Victoria/London Bridge in approx 47 mins, St Pancras International Station 65 mins), Gatwick International Airport (20 mins), Brighton (20 mins) and the South Coast. The town also boasts some well-regarded schools in the form of Northlands Wood Primary School, St Wilfrid's C of E, St Josephs RC and Warden Park Academy. For secondary, children usually attend Warden Park or Oathall Community College.

The Finer Details...

Tenure: Leasehold
Housing Association: Clarion - Phone: 0300 100 0303
Monthly Rent: £657.37
Local Authority: Mid Sussex
Council Tax Band: C
Available Broadband Speed: Ultrafast - 1,139 mbps download

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

