



6C Haywards Road, Haywards Heath, West Sussex, RH16 4HT

Guide Price £240,000 Leasehold - Share of Freehold

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What we like...

- * Remainder of 999 year lease with 20% portion of the freehold
- * Pristine order throughout - ready for immediate occupation.
- * Private entrance and generous accommodation (circa 624 sq ft).
- * Great location just 50 yds from town centre, 0.7 miles to station and 0.7 miles to hospital
- * Sleek, stylish kitchen and large sitting room

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The Flat....

If you're looking for a convenient and centrally located apartment that is within walking distance of the town centre (50 yards), Haywards Heath station (0.7 miles) and the Princess Royal Hospital (0.7 miles) then this superb lower ground floor flat on Haywards Road could be the one for you.

The apartment is a great size (600 sq ft) and has been greatly improved by our client to be offered for sale in pristine order throughout having been totally redecorated - a true "turn key" opportunity and a complete blank canvas.

Stand out features include the private entrance, share of freehold with the remainder of a 999 year lease and minimal outgoings.

Through the front door, you step straight into the kitchen/diner. This sleek, stylish space boasts contemporary gloss handless units, plenty of space for a round table & chairs and an integrated oven, hob and washing machine. There is space for a fridge/freezer and tumble-dryer too (which may be available via negotiation).

The living room is the hub of the home and a really generous size (18ft x 13ft). There is plenty of space for sitting and dining areas and the chimney breast provides a natural focal point. Beautiful high gloss tiled flooring flows throughout and the room is bathed in natural light through the south facing windows.

The bedroom is a good size double with plenty of space for bed, wardrobes and drawers.

The bathroom has been modernised with contemporary tiling and has an overhead power shower and heated towel rail. A handy cupboard houses the gas fired combi boiler.

The apartment has gas fired central heating, is fully double glazed and enjoys an Ultrafast broadband connection for those who work from home or like to stream.



Outside...

Outside there is an allocated parking space and unofficial area of "outside space" where you can sit at the picnic table and enjoy the sunshine.

The Location....

Haywards Road is a prestigious road of predominantly period property in the very heart of Haywards Heath. The town centre is a moments walk and offers a wide range of shopping & café facilities including The Orchards Shopping Centre, Marks & Spencer's and great independent outlets including Flinders Coffee, Black Duck, Hart Country Stores Farm Shop & Deli, Francisco Lounge Café Bar. For further restaurants & bars, The Broadway is a mere half-mile away and offers Cote Brasserie, Zizzi, Prezzo and Pascals Brasserie and a range of other independent bars including WOLFOX Coffee Roasters (perfect for a brunch), Lockhart Tavern Gastropub (great for a Sunday Lunch) and Orange Square.

Haywards Heath mainline station is a mile distant and provides fantastic commuter links to London (Victoria/London Bridge) in approximately 47 minutes, Gatwick International Airport (20 mins), Brighton (20 mins) and the south coast. By car, surrounding areas can be accessed via the A23(M) which lies 5 miles west at Warninglid/Bolney or the A272 to the east.

The Finer Details....

Title Number: WSX363415

Tenure: Leasehold with 20% portion of the freehold

Lease: 999 years from 24 March 1986

Maintenance: Arranged between residents on ad-hoc basis

Local Authority: Mid Sussex District Council

Council Tax Band: B

Available Broadband Speed: Ultrafast (1000 mbps)

We believe this information to be correct but cannot guarantee its accuracy. Intending buyers should check details personally before exchange of contracts.

