



## 26 Carter Drive , Broadbridge Heath, RH12 3GZ **No offers £260,000**

Parkside are delighted to present this charming two bedroom coach house, located in the highly sought after Wickhurst Green development in Broadbridge Heath.

This modern and spacious home offers a fantastic open-plan kitchen and living area, perfect for both relaxation and entertaining. The well-equipped kitchen boasts integrated appliances, including a fridge/freezer, dishwasher, oven & hob with extractor fan, as well as ample storage and counter space to suit all your culinary needs. There is a separate utility cupboard housing the washer/dryer.

The inviting living area provides a generous space and features a double-glazed door that leads to a private balcony, offering a peaceful outdoor space.

The principal bedroom comes complete with a built-in fitted wardrobe, providing plenty of storage space, while the second bedroom is enhanced by a charming skylight, filling the room with natural light. Both bedrooms are well-proportioned and offer a comfortable space. The apartment is complemented by a modern bathroom with white suite. The property benefits from double glazing and gas central heating.

116 Years on lease  
Service charge £410pa  
Ground rent £361.76 pa

- 2 DOUBLE BEDROOMS
- LARGE OPEN PLAN KITCHEN/LIVING AREA
- ALLOCATED PARKING FOR 2 CARS
- GAS CENTRAL HEATING
- ON THE POPULAR WICKHURST GREEN DEVELOPMENT

### Viewing

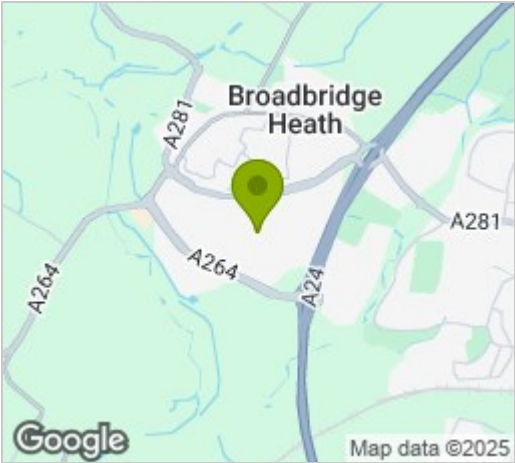
Please contact our Parkside Office on 01403 288745 if you wish to arrange a viewing appointment for this property or require further information.



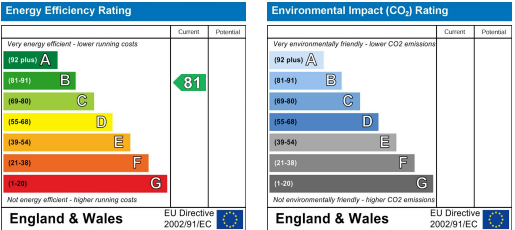
Floor Plan



Area Map



Energy Efficiency Graph



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