



Turners Mill Road

Spacious four bedroom townhouse, with garden and garage, situated within walking distance of Haywards Heath train station.



- ▶ Off Road Parking
- ▶ Front and Rear Garden
- ▶ Dining Room
- ▶ Scope to Change Layout (STPP)
- ▶ Garage
- ▶ Sitting Room
- ▶ Downstairs Cloakroom
- ▶ Walking Distance to Mainline Station

This spacious townhouse measures approximately 1154 sq ft and offers flexible accommodation throughout whilst being ideally located for the mainline station, Harlands School, Dolphin Leisure Centre and Waitrose/Sainsbury's superstores.

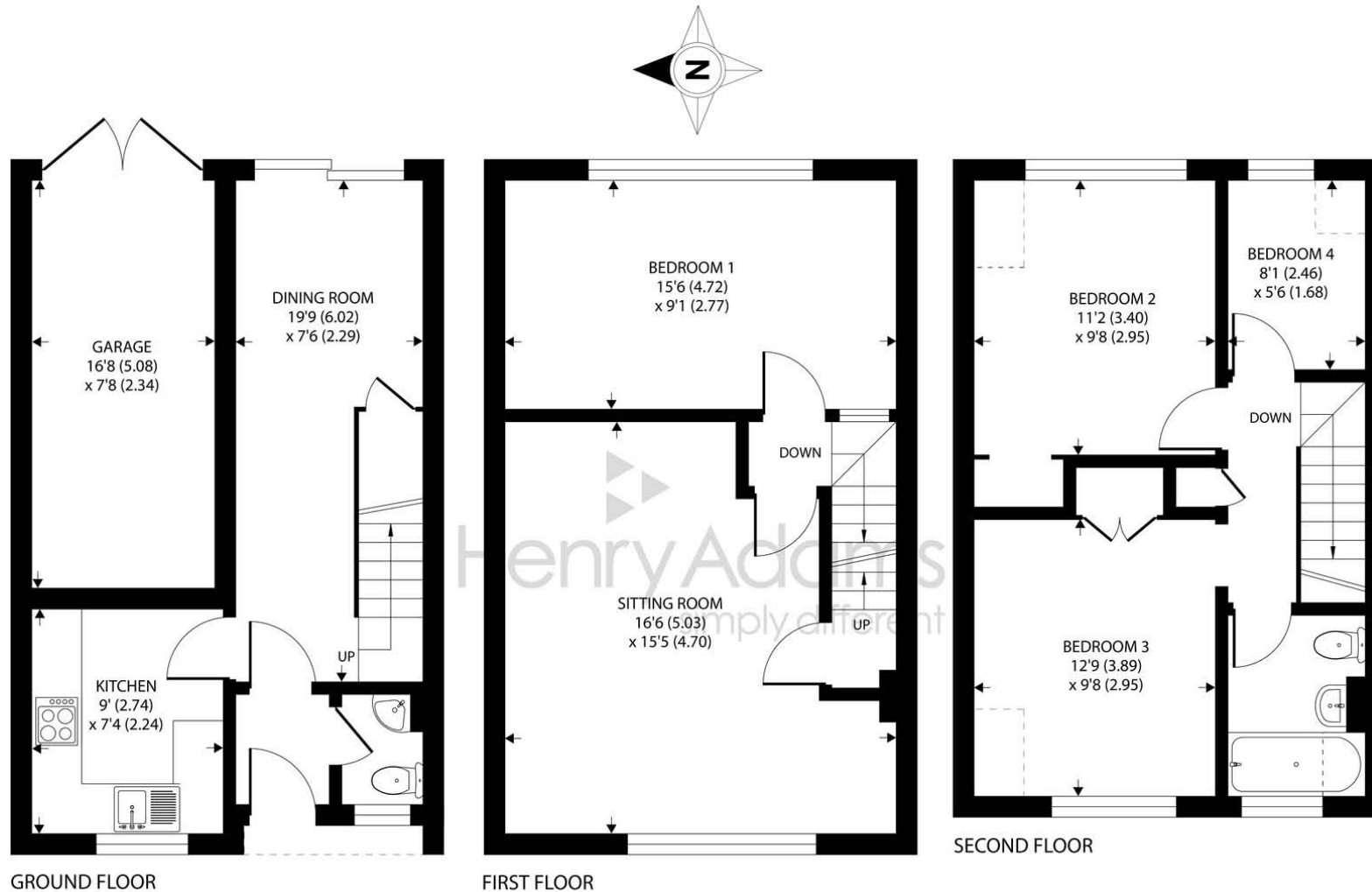
Situated over three floors, in more detail the property comprises on the ground floor, entrance hall, downstairs cloakroom, kitchen and dining room with under stairs storage and access to the rear garden and garage.

The first floor comprises spacious sitting room measuring approximately 16'6" x 15'5" with large windows allowing lots of natural light through and master bedroom. The second floor comprises two double bedrooms both with built in wardrobes, fourth bedroom currently being used as a study and white suite family bathroom.

To the front is a secluded private West facing garden, with patio area, lawn and surrounded by mature shrubs and flowers. To the rear is off road parking for two cars accessed via a private road, with small lawn area, tree for privacy, range of flowers, patio area which enjoys the morning sun and access to garage.

Further attributes include gas central heating, replaced guttering and soffits in recent years. With space available the property provides great potential to change to personal style, subject to planning permission and viewing highly recommended.





Turners Mill Road, Haywards Heath

Approximate Area = 1154 sq ft / 107 sq m (includes garage)

Limited Use Area(s) = 22 sq ft / 2 sq m

Total = 1176 sq ft / 109 sq m

For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2020. Produced for Henry Adams. REF: 632101

Agents Note - Our particulars are for guidance only and are intended to give a fair overall summary of the property. They do not form part of any contract or offer, and should not be relied upon as a statement or representation of fact. Measurements, areas and distances are approximate only. Photographs may include lifestyle shots and pictures of local views. No undertaking is given as to the structural condition of the property, or any necessary consents or the operating ability or efficiency of any service, system or appliance. Please ask if you would like further information, especially before you travel to the property.

Location

Turners Mill Road is a sought after residential road within a short walk of Haywards Heath mainline train station and approximately 1 mile from the town centre. Nearby facilities include the Dolphin Leisure Centre, Sainsbury's Superstore and Waitrose are also within walking distance. Haywards Heath town centre provides extensive shopping facilities including Orchards Shopping Centre and cafes, as well as a variety of bars & restaurants situated on The Broadway.

Haywards Heath mainline station offers regular services to London (approximately 47minutes to London Bridge/Victoria), Brighton (20 minutes) and Gatwick Airport (20 minutes). By car, surrounding areas can be accessed via the A272 and A23/M23 with links to Brighton, Gatwick Airport and London.

Schools are well represented within the town and children from this part of town fall into the catchment area of Harlands Primary and Warden Park Secondary Academy, Cuckfield.

