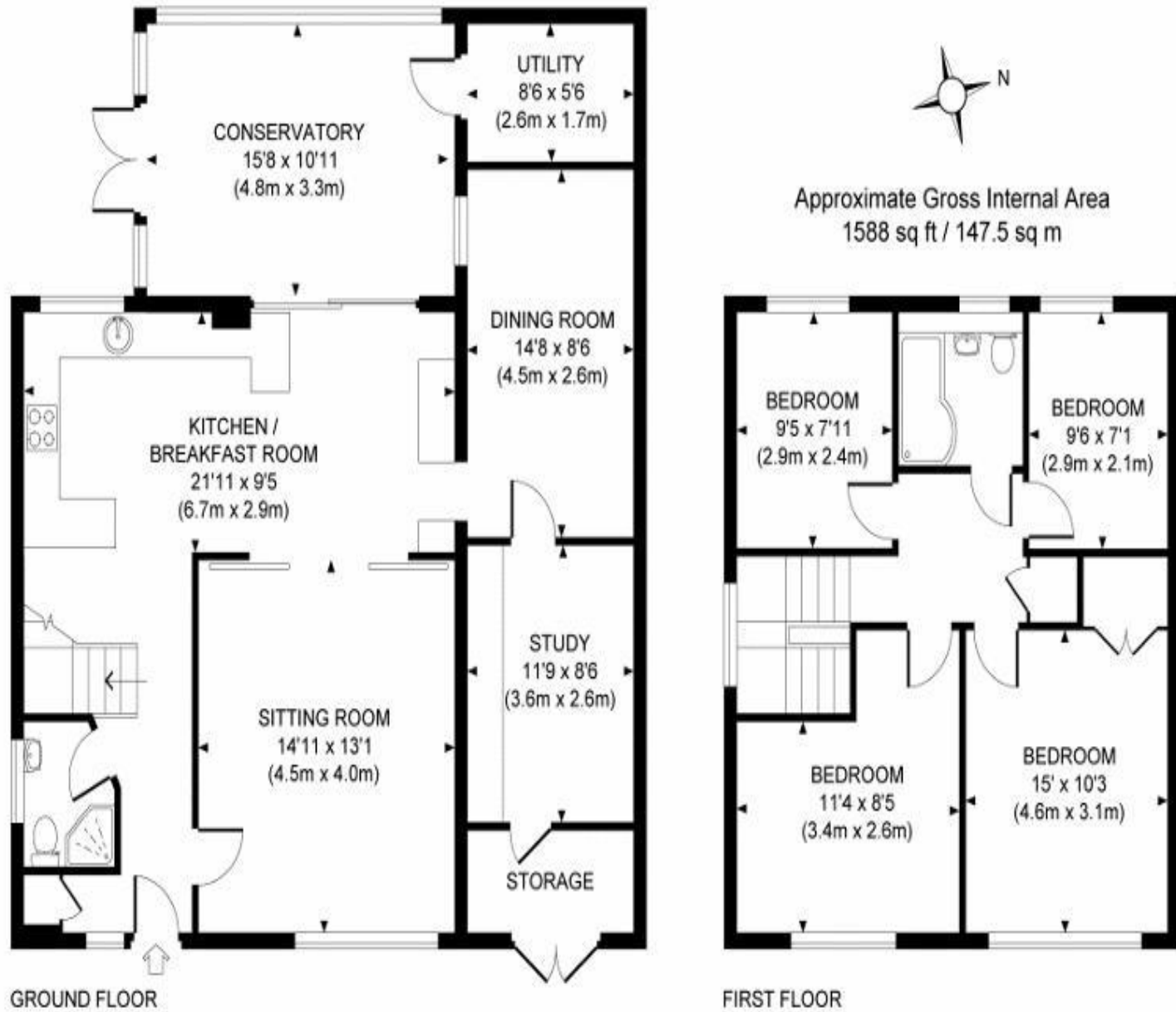


the floorplan...

PLEASE WATCH THE VIDEO BEFORE BOOKING A VIEWING
An extended 4 bedroom, 3 reception room detached family home situated in a cul-de-sac on the town's desirable west side within a short walk of the railway station, town centre and good schools



2 Nursery Close
Haywards Heath
West Sussex
RH16 1HP

Guide Price £550,000 - £575,000
Freehold



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Trusted since 1947

more details from...

call: Haywards Heath office: **01444 456431**

email: hh@mansellmctaggart.co.uk

web: www.mansellmctaggart.co.uk

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in brief...

- PLEASE WATCH THE VIDEO BEFORE BOOKING AN APPOINTMENT
- 4 bed detached family home in prime location
- Immaculate presentation throughout
- Cul-de-sac on town's desirable west side
- 10 min walk to railway station & town centre
- 38' wide x 22' deep (min) west facing rear garden
- Ground floor cloakroom with shower
- Family sized kitchen/breakfast room
- Sitting room and large conservatory with glass roof
- Dining room and hobby room (former garage)
- 2 doubles, 2 big single bedrooms & bathroom
- New gas heating system to radiators
- Plenty of driveway parking
- For sale with no onward chain
- EPC: tbc Council Tax Band: F



in more detail...

An extended 4 bedroom, 3 reception room detached family home situated in a cul-de-sac on the town's desirable west side within a short walk all the railway station, town centre and good schools.

The present owners bought the property in 1987 and have cared well for the property which has had several improvements and extensions and is now presented for sale in spotlessly clean order throughout.

The ground floor accommodation has been extended and benefits from an additional dining room, a playroom/hobby room (former garage) and an impressive conservatory.

On the first floor: there are 4 good size bedrooms and an immaculate family bathroom and the downstairs cloakroom has a separate shower cubicle.

Outside: there is driveway parking for several vehicles and as previously mentioned the garage has been converted into a hobby room although there is still enough storage space for bicycles and wheelie bins etc. There is an area of front garden and the rear garden is arranged on 2 levels with a lower paved terrace and an upper section which measures 38' wide x 22' deep, which has been mainly laid to AstroTurf for ease of maintenance.

The owner is happy to offer the property with no onward chain.



the location...

Nursery Close is located off Sergison Close which in turn is located off Sergison Road on the town's desirable west side. The railway station, leisure centre, trendy Broadway, town centre, schools and glorious countryside is all within a short walk. The town has a varied range of restaurants, cafés, bars and shops. The state of the art leisure centre and the 6th form college are both within a 10 minute walk and there are numerous sports clubs and leisure groups in the district.

Children from this side of town fall into the catchment area for Harlands primary school in Penland Road and go onto Warden Park secondary Academy in neighbouring Cuckfield, which is easily accessed on foot via an alleyway at the top of Sergison Close. The Paiges Meadow and Blunts Wood nature reserve are also within a 10/15 minute walk.

By road, access to the major surrounding areas can be swiftly gained via the A272 and A/M23 which lies about 5.5 miles to the west at Bolney.

Distances on foot/car/rail

Haywards Heath railway station 0.6
The Broadway & town centre 0.6
Harlands Primary school 0.85
Warden Park secondary 1.5
Gatwick Airport 13
Brighton sea front 15
A23 Bolney 5

