



Not for marketing purposes INTERNAL USE ONLY

Warner Court Church Close
Burgess Hill

Warner Court Church Close Burgess Hill RH15 8TA

for sale
£250,000



Property Description

Warner Court sits off Church Close, a quiet residential road centrally and very conveniently located in Burgess Hill. The property is adjacent to St Johns Park with its cricket field and tennis courts. Both the town centre and mainline station are within a comfortable walk. The A23 link road and Triangle Leisure Centre are approximately one mile distant. Burgess Hill is surrounded by stunning countryside and picturesque villages. There are very good road and rail connections to London, Brighton, Gatwick Airport and more locally, Lewes and Haywards Heath.

Entrance Hall

Door to the side of the property. A radiator and storage cupboard. Loft access and vinyl flooring is laid.

Lounge

13' 10" max x 11' 1" max (4.22m max x 3.38m max)

Double glazed window to the front of the property. A radiator and vinyl flooring is laid.

Kitchen

9' 6" max x 7' 8" max (2.90m max x 2.34m max)

Double glazed window to the rear. Eye and base level units and worktops with a breakfast bar. Built in electric oven and a sink and drainer. Space for a washing machine and fridge/freezer. A radiator and vinyl flooring is laid.

Bedroom 1

12' 4" max x 9' 11" max (3.76m max x 3.02m max)

Double glazed window to the rear. A radiator and carpet is laid.

Bedroom 2

10' 6" max x 6' 7" max (3.20m max x 2.01m max)

Double glazed window to the front. A radiator and built in wardrobe. Carpet is laid.

Bathroom/Shower Room

A shower. A low level W.C. with a wash hand basin with storage underneath. An extraction fan and radiator. An airing cupboard and vinyl flooring is laid.

Front Garden

1 allocated parking space.

Rear Garden

Communal garden.









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T 01444 241 626
E burgesshill@connells.co.uk

21 Church Road
 BURGESS HILL RH15 9BB

EPC Rating:
 Awaited

Council Tax
 Band: C

Service Charge:
 1200.00

Ground Rent:
 Ask Agent

Tenure: Leasehold

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