



Connells

Royal George Road
Burgess Hill

Royal George Road Burgess Hill RH15 9SD

for sale guide price
£190,000



Property Description

Burgess Hill has plenty to offer with Burgess Hill Train Station within walking distance providing direct links to London, Gatwick and Brighton, a variety of cafes, pubs and restaurants as well as several supermarkets and a small town feel cinema. Schools within the vicinity include The Gattons Infant School, Southway Junior School, Burgess Hill School for Girls and The Burgess Hill Academy.

GUIDE PRICE - £190,000-£200,000

Communal Entrance

Cloakroom

A low level W.C. with a wash hand basin and an extraction fan.

Living Room

13' 8" max x 11' 4" max (4.17m max x 3.45m max)

Double glazed bay window to the front of the property. A radiator and wood laminate flooring is laid.

Kitchen/Dining Room

11' 8" max x 8' 1" max (3.56m max x 2.46m max)

Door to the rear of the property in to the garden. Eye and base level units with worktops and a stainless steel sink drainer. A built in gas hob with an extraction hood over and a electric oven. Space for a washing machine and fridge/freezer. Vinyl flooring is laid.

Bedroom One

9' 9" max x 9' 9" max (2.97m max x 2.97m max)

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

Ensuite

Double glazed window to the rear of the property. A panel bath with a shower attachment overhead. A low level W.C. with a wash hand basin and towel radiator. Tiled flooring is laid.

Front Garden

Side access to the rear of the property.

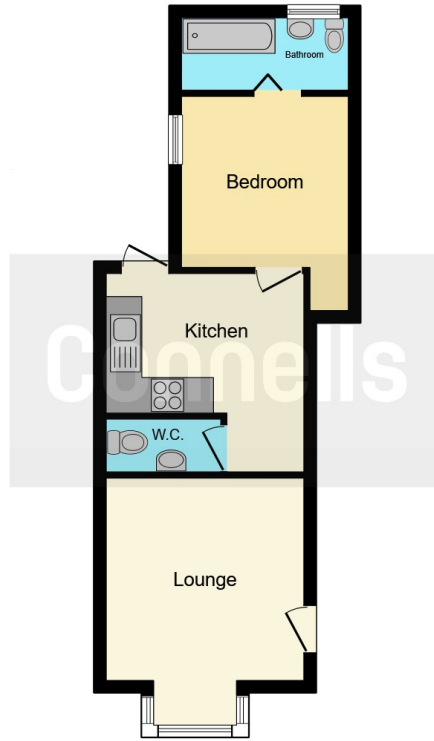
Rear Garden

Private rear garden. Mainly laid to lawn.









This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com

To view this property please contact Connells on

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21 Church Road
 BURGESS HILL RH15 9BB

EPC Rating: D

Council Tax
 Band: A

Service Charge: Ask
 Agent

Ground Rent:
 Ask Agent

Tenure: Leasehold

view this property online connells.co.uk/Property/BGH405341

This is a Leasehold property. We are awaiting further details about the Term of the lease. For further information please contact the branch. Please note additional fees could be incurred for items such as Leasehold packs.



1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is in the buyers interest to check the working condition of any appliances.

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Property Ref: BGH405341 - 0005