

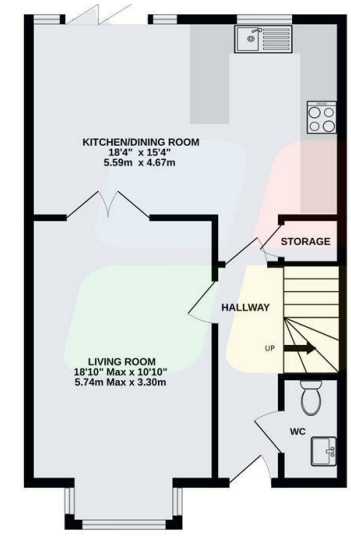
37 Wyvern Way, Burgess Hill, West Sussex, RH15 0GA

O.I.R.O £580,000 Freehold

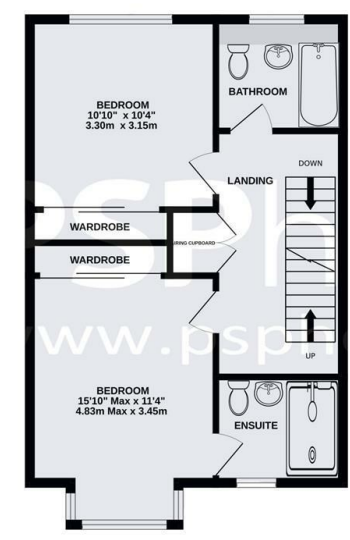
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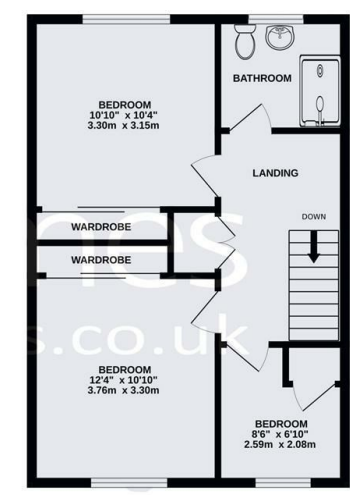
GROUND FLOOR
531 sq.ft. (49.4 sq.m.) approx.



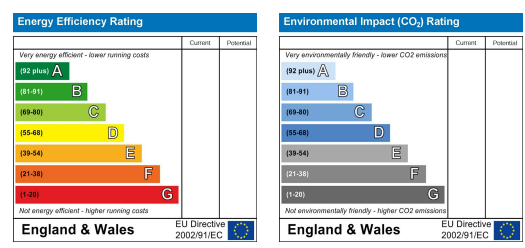
1ST FLOOR
531 sq.ft. (49.4 sq.m.) approx.



2ND FLOOR
515 sq.ft. (47.9 sq.m.) approx.



TOTAL FLOOR AREA : 1578 sq.ft. (146.6 sq.m.) approx.
Plans for illustration purposes only. Intending purchasers should check measurements personally.
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VIEWING BY APPOINTMENT WITH PSP HOMES
54 Church Road, Burgess Hill, West Sussex, RH15 9AE. TELEPHONE 01444 250999
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Much care is taken in the preparation of our particulars, but we cannot guarantee the information given is accurate.
Property details are issued a general guide only and may not form any part of an offer or contract. We recommend intending purchasers check details personally.

37 Wyvern Way, Burgess Hill, West Sussex, RH15 0GA

What We Like.

- * Stylish, immaculately presented accommodation.
- * Highly regarded residential location.
- * Stunning kitchen/dining room.
- * Upgraded bathroom and en-suites.
- * Landscaped rear garden.
- * Upgraded garage providing safe storage.
- * No ongoing chain.

The House.

A stylish and immaculately presented five bedroom semi detached house conveniently located in an a tree lined residential road. This striking property provides generously proportioned family accommodation and offers many benefits with highlights including a stunning kitchen/dining room, a bay fronted living room, upgraded bathrooms and en-suites, a landscaped rear garden, garage with automatic door and electric vehicle charging point. The property is a short walk of Wivelsfield main line station as well as being close by to a nature reserve. This highly regarded residential development provides a community centre ,a Co-Op convenience store, children's playgrounds and numerous sports courts for football, basketball etc.

The Ground Floor.

The reception hall has a cloakroom with contemporary suite, a staircase rising to the first floor and doors onto both the living room and kitchen/dining room. The attractive living room has a feature box bay window to the front as well as a centre piece fireplace and glazed double doors that open onto the stunning kitchen/dining room. The kitchen is fitted with a comprehensive range of contemporary wall and floor units complemented with worksurfaces and integrated appliances. The dining area has room for a large table and chairs and has doors opening onto the landscaped rear garden.

The First Floor.

The first floor landing has a double storage cupboard, doors opening onto two generous double bedrooms as well as the family bathroom and a staircase rising to the second floor. The main bedroom is situated to the front and also benefits from a feature box bay window as well as an en suite shower room and a range of fitted wardrobes. The second bedroom is also a large double with a range of fitted wardrobes and an aspect to the rear which is served by the family bathroom.

The Second Floor.

The second floor landing also provides a double storage cupboard as well as access to three bedrooms and the shower room. Bedrooms three and four are generous doubles, both having a range of fitted wardrobes. Bedroom five is a good size single room presently being used as an office. These rooms are served by the second floor shower room.



Gardens and Parking.

To the front of the property are neat areas of garden enclosed by an mature privet hedge. The attractive rear garden has been landscaped by the present owners, is arranged on three levels with areas of paved terrace and lawn. There is gated access to the side and front as well as a personal door into the upgraded garage. The garage features an automatic shutter door, specialist resin paint to both the walls and floor as well as light and power making it ideal for safe storage. Beyond this is private driveway parking with an electric vehicle charging port.

Location.

Wyvern Way is a desirable residential road. The property is very conveniently located to take advantage of both main line stations and the town centre with its wide variety of comprehensive shopping facilities. Burgess Hill offers an excellent selection of both primary and secondary schools whilst the A23 link road and Triangle Leisure Centre are within easy striking distance. The town 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.

Further Benefits.

Amongst many benefits the property provides, smart gas fired central heating, double glazing, the balance of the NHBC certificate and no ongoing chain.

The Finer Details.

Tenure, Freehold
Title, WSX393935
Local Authority, Mid Sussex District Council
Council Tax Band, F
Broadband, Ultrafast up to 1,000 Mbps

