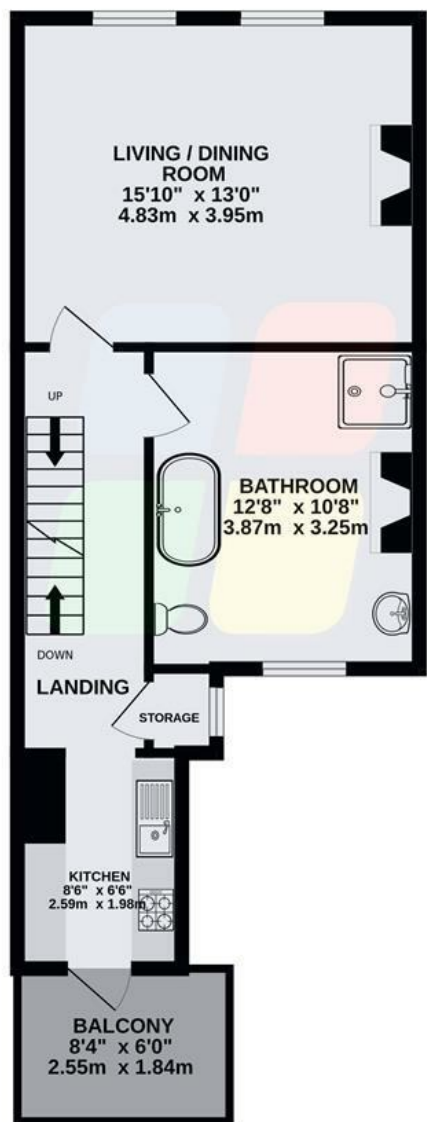
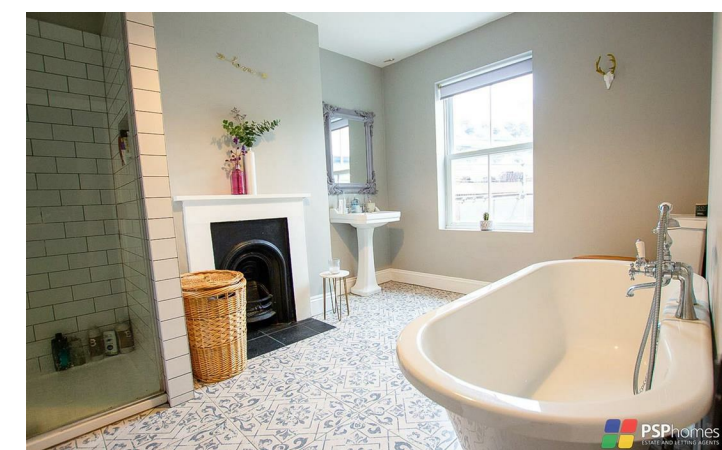
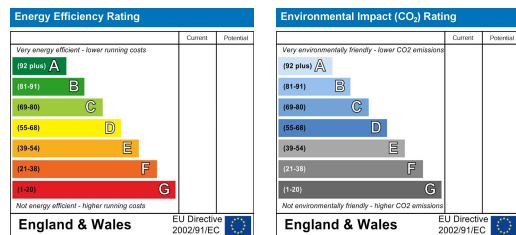


FIRST FLOOR  
470 sq.ft. (43.6 sq.m.) approx.

SECOND FLOOR  
401 sq.ft. (37.3 sq.m.) approx.



TOTAL FLOOR AREA: 871 sq.ft. (80.9 sq.m.) approx.  
Plans for illustration purposes only. Intending purchasers should check measurements personally.  
Made with Metropix ©2024



56A High Street, Hurstpierpoint, West Sussex, BN6 9RG

Price Guide £285,000 Leasehold



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## 56A High Street, Hurstpierpoint, West Sussex, BN6 9RG

Two bedroom split level Maisonette

Balcony and courtyard garden

Sought after High Street location

Stunning views to the South Downs

Modern kitchen

Modern bathroom with separate shower unit

Spacious living/dining room

No onward chain

### The Apartment

Spacious two bedroom split level maisonette with balcony and private rear garden, located on the high street of the desirable village of Hurstpierpoint. Boasting a wealth of period features including high ceilings and number of featured fireplaces, the property also enjoys views to the South with the South Downs in the distance. Being sold with no onward chain.

Access via communal entrance to front door of the property private staircase leads to the first floor landing with doors leading to kitchen, utility cupboard, bathroom and living/dining room. The modern kitchen provides fitted base and wall units, integrated appliances including, hob, fridge, freezer, oven and microwave oven, whilst enjoying views to South and door leading to the balcony. From the kitchen there is a useful cupboard with plumbing for washing machine, with doors then leading to a very well presented bathroom with roll top bath, walk in shower, wc and wash basin. The spacious living/dining room measures approximately 15'10" x 13" with some lovely character features including high ceilings, featured fire place and two sash windows with views across to village green.

Access via staircase with a small window taking in lovely views to the south the first floor comprises landing with doors leading to main bedroom and a second double bedroom, both with featured fire places.

### Outside

To the rear with access direct from the kitchen is a private balcony enjoying views of the village including the church and beyond towards to the South Downs. From the balcony spiral staircase lead to private courtyard garden with decked terrace and ideal spot for alfresco dining and to relax.



### Location

Located in the heart of the village on the High Street the property is ideally situated within short walk of highly regarded local schools and nearby shops. Hurstpierpoint village has a broad range of shops and recreational facilities including a bakery, barbers, hairdressers, butchers, Co-Op, greengrocers and chemist. The village also provides a range of restaurants and public houses all within walking distance. By train Hassocks mainline station is located approximately 1.6 miles with regular services to London (Victoria/London Bridge) and Brighton. By car nearby towns of Burgess Hill and Haywards Heath are within a short drive as well as A23, leading to Gatwick Airport, Brighton and London. There are many highly regarded schools in the area, both state and private, including Hurstpierpoint College, Burgess Hill School for Girls and Ardingly.

### Further Attributes

Further attributes include gas central heating, neutrally decorated throughout and being sold with no onward chain.

### Finer Details

Local Authority: Mid Sussex Council

Council Tax Band: C

Tenure: Leasehold

Ground Rent: Approximately £125 per annum

Lease: 106 years remaining

Services: Mains water, electricity, gas and drainage are supplied to the property.

Broadband: Up to 1,000 Mbps

