



Spring Bank, Haywards Heath RH16 4LF

welcome to Spring Bank, Haywards Heath

- OPEN PLAN DINING/KITCHEN AREA WITH PATIO DOORS LEADING INTO THE GARDEN
- MODERN KITCHEN WITH SYLISH SHAKER UNITS AND INTEGRATED HIGH SPEC BOSCH APPLIANCES
- SUSTAINABLY BUILT FEATURING ENERGY EFFICIENT AIR SOURCE HEAT PUMP, PROVIDING UNDERFLOOR HEATING ON THE GROUND FLOOR
- PRINCIPAL BEDROOM WITH ENSUITE
- TWO MILES TO HAYWARDS HEATH TOWN CENTRE AND DIRECT TRAIN ROUTES TO LONDON IN UNDER ONE HOUR

Dining / Kitchen

17' 10" at max x 10' 11" at max (5.44m at max x 3.33m at max)

Utility

6' 3" x 5' 8" (1.91m x 1.73m)

Lounge

13' 7" x 10' 6" (4.14m x 3.20m)

Cloaks

Prinicpal Bedroom

9' 11" at max x 9' 11" at max (3.02m at max x 3.02m at max)

En Suite

Bedroom 2

11' 3" at max x 9' 5" at max (3.43m at max x 2.87m at max)

Bedroom 3

9' 3" at max x 8' 1" at max (2.82m at max x 2.46m at max)

Bathroom

Tenure: Freehold EPC Rating: Exempt

view this property online fox-and-sons.co.uk/Property/HHT109817



Property Ref:

HHT109817 - 0005

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 is 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 or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

Fox & Sons is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.



fox & sons



01444 450105



HaywardsHeath@fox-and-sons.co.uk



115 South Road, HAYWARDS HEATH, West Sussex, RH16 4LR



fox-and-sons.co.uk