



Holroyd

Residential Sales & Lettings

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The Holt, Haywards Heath

Guide Price: £225,000 to £235,000

The Holt, Haywards Heath

TOP FLOOR APARTMENT WITH STUNNING WOODLAND VIEWS - This is a beautifully presented one double bedroom apartment situated favourably on the southern edge of a modern development in Haywards Heath. The living room and bedroom have uninterrupted SOUTH FACING views of stunning woodland opposite the apartment block. The property also benefits from the remainder of the 10 YEAR NEW BUILD WARRANTY. Internally the apartment is neutrally decorated and immaculately presented throughout and features a modern kitchen with integrated appliances, dining area, living room with a Juliet balcony, double bedroom with fitted storage and modern bathroom. Within the grounds is a communal garden, locked bike store and an allocated parking space along with additional visitor bays. Viewing is highly recommended. Council Tax Band: B

- Stunning Woodland Views
- Top Floor Apartment
- Communal Garden • Juliet Balcony
- Kitchen with Integrated Appliances

TOP FLOOR:

ENTRANCE HALL:

Front door opening to the entrance hall. Telephone entry system. Double glazed window to rear aspect. Large storage cupboard. Hatch providing access to the loft. Amtico flooring. Radiator. Telephone point. Spot lighting. Doors to...

LOUNGE/DINING ROOM:

Triple aspect with double glazed windows to the front, side and rear. South facing Juliet balcony. Amtico flooring. TV point. Telephone point. Radiator. Spot lighting. Open to...

KITCHEN:

Fitted with an attractive range of floor and wall units with under lighting. Inset stainless steel one and a half bowl sink and drainer with mixer tap. Four ring induction hob and electric oven with extractor fan above. Integrated appliances include a fridge/freezer washing machine and slimline dishwasher. Spot lighting. Extractor fan.

BEDROOM:

Double glazed window to front aspect. Large fitted wardrobe with a hanging rail and additional shelving above. Radiator. Spot lighting.

BATHROOM:

Modern white suite comprising of a panelled bath with mixer tap and independent shower head above, hand wash basin and low level WC. Large storage cupboard. Part tiled walls. Tiled flooring. Heated towel rail. Extractor fan. Spot lighting. Double glazed window to rear aspect.

OUTSIDE:

COMMUNAL GARDEN:

Large communal garden which is mainly laid to lawn with a paved patio adjoining the rear of the building. Footpath leading to the residents car park. Locked bike storage. Bin store.

PARKING:

This property comes with an allocated parking bay with ample additional visitor bays available.

ADDITIONAL INFORMATION:

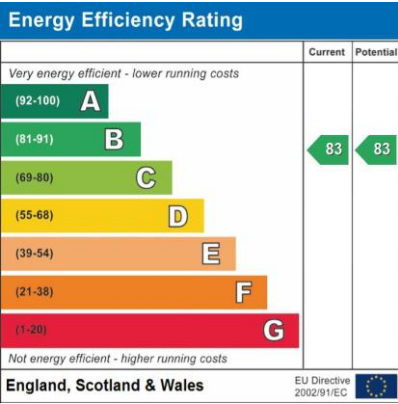
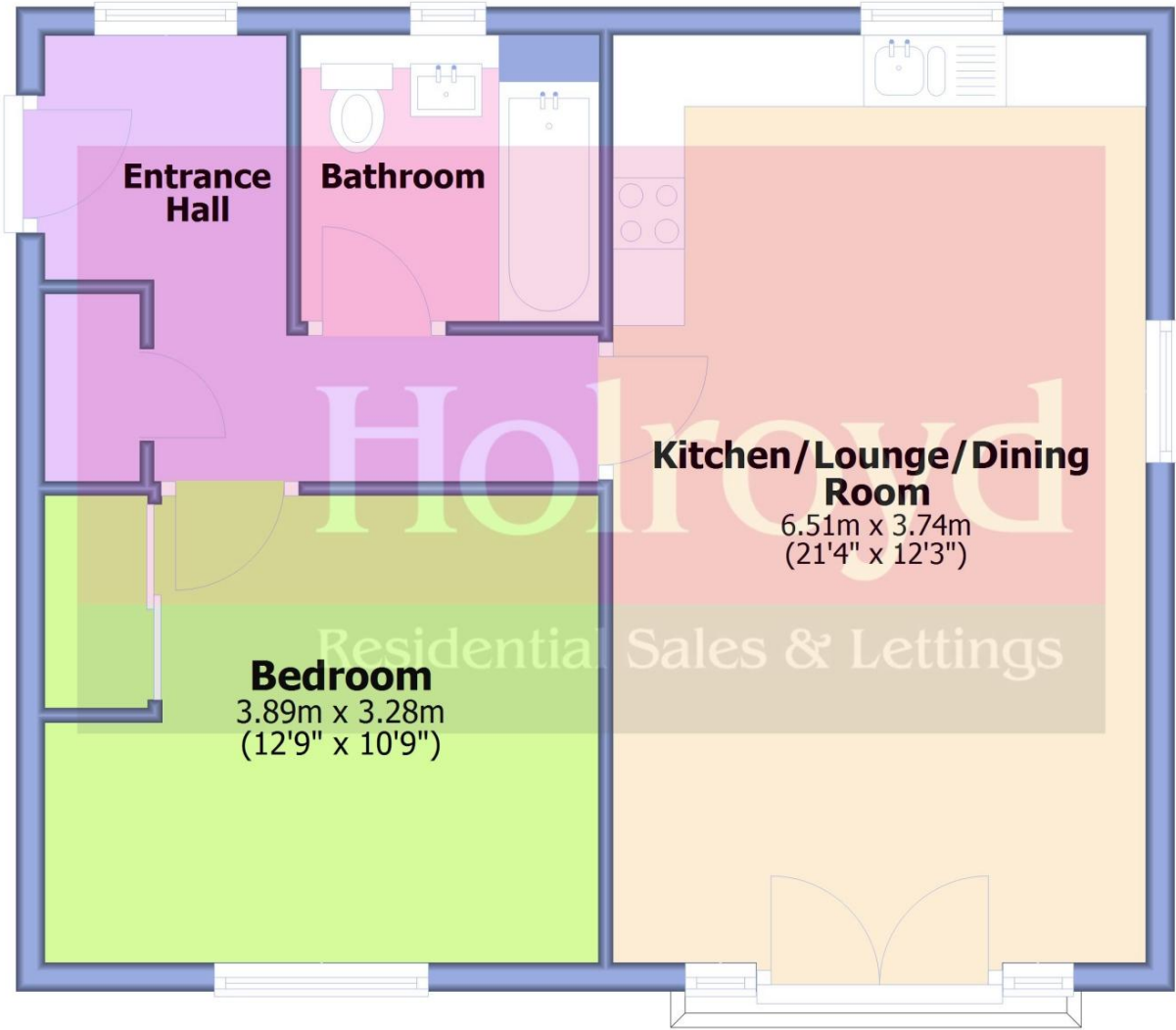
Lease: 250 years from 2019

Service Charge: £1143.98 for 6 months between 01/03/2025 - 31/08/2025

Ground Rent: £230.00 per annum



Top Floor



DISCLAIMER PROPERTY DETAILS
These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements or representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. We have not carried out a detailed survey nor tested the services, appliances and specific fittings. Room sizes should not be relied upon for carpets and furnishings. The measurements given are approximate. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.