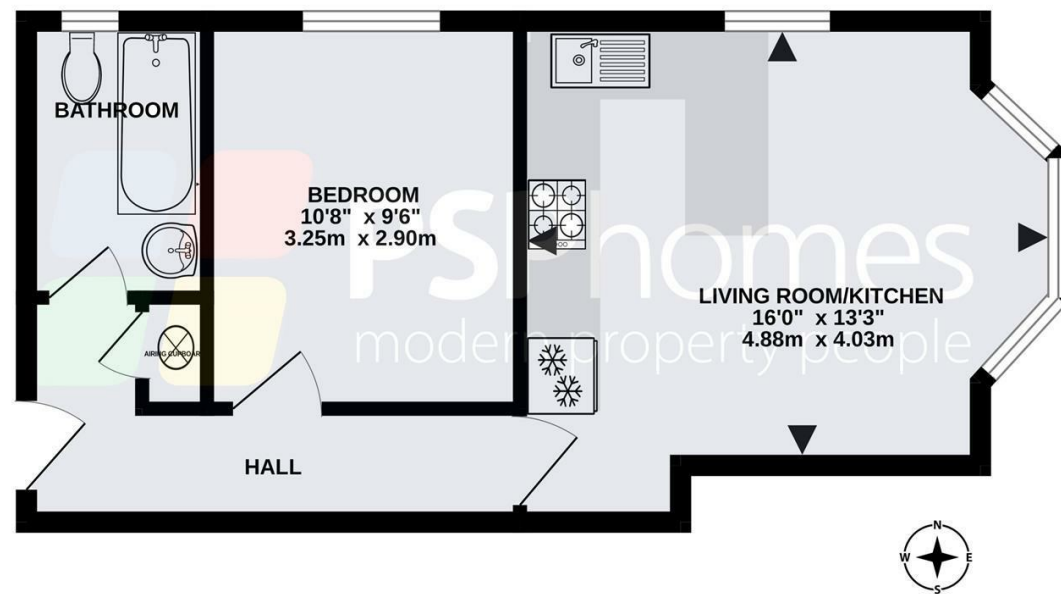
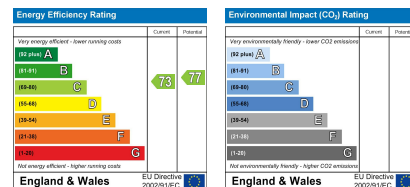


SECOND FLOOR



TOTAL FLOOR AREA: 409sq.ft. (38.0 sq.m.) approx.
 Plans for illustration purposes only. Intending purchasers should check measurements personally.
 Made with Metropix ©2024




BRITISH PROPERTY AWARDS
 2022
 ★★★★★
GOLD WINNER
 PSP HOMES
 SOUTH ENGLAND
 (OVERALL)



5 Goldings Court, 27 Boltro Road, Haywards Heath, W. Sussex, RH16 1BP

Guide Price £180,000 Leasehold



W psphomes.co.uk

f [/PSPhomes](https://www.facebook.com/PSPhomes)

@PSPhomes

VIEWING BY APPOINTMENT WITH PSP HOMES

3 Muster Green South, Haywards Heath, West Sussex, RH16 4AP. TELEPHONE 01444 416999

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.



@PSPhomes

/PSPhomes

W psphomes.co.uk

5 Goldings Court, 27 Boltro Road, Haywards Heath, W. Sussex, RH16 1BP

What we like...

- * Recently redecorated and re-carpeted giving a fresh feel throughout.
- * Open plan living/kitchen with attractive bay window & dual aspect.
- * Great location for the station, on the platform in 2 mins, perfect for a commuter.
- * Reasonable maintenance charges and a good length lease.
- * No chain - swift move possible.

The Apartment...

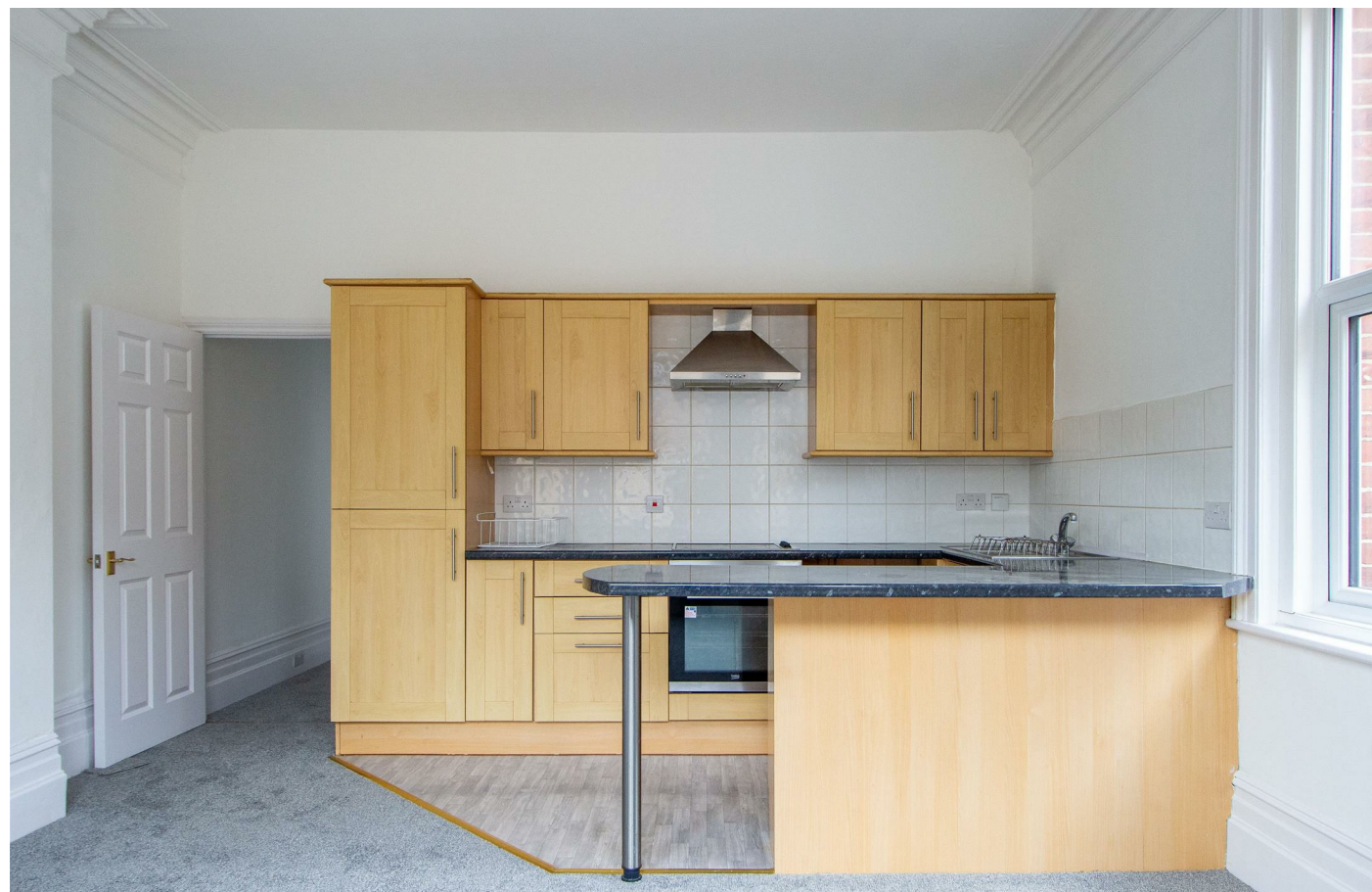
This one bedroom second floor flat is situated in an ideal location for the mainline station, making this the perfect commuter bolt-hole and/or buy-to-let investment. This particular part of the block originally dates from the Victorian era and is offered for sale in neutral order. The flat has been recently re-decorated and re-carpeted to combine with the dual aspect to provide a clean, airy feel throughout.

The open plan living room/kitchen is the hub of this home, flooded in natural light with an attractive bay window. The kitchen itself offers an integrated fridge/freezer, oven, hob and freestanding washing machine. The breakfast bar provides a handy spot to eat.

The bedroom is a reasonable double and the bathroom has a white suite with overhead shower.

Further attributes include gas fired central heating, entry phone system and uPVC double glazed windows throughout. The maintenance charges are most reasonable and the flat is offered for sale with no onward chain, meaning a swift move is possible. Parking is on street (there are restrictions Mon-Sat) but season tickets are available in nearby car parks including Oaklands Road and the station.

The anticipated rental value lies in the region £850 PCM.



The Location...

Goldings Court is located on Boltro Road (number 27), just a two minute walk of Haywards Heath's mainline station, which provides fast & regular commuter services to London (Victoria/London Bridge in approx 47 mins), Gatwick International Airport (20 mins) and Brighton (20 mins).

Local amenities within walking distance include Sainsbury's Superstore, Olympus Leisure Centre and 'The Broadway' with its array of bars & restaurants. Further shopping facilities can be found at 'The Orchards Shopping Centre' in Haywards Heath's town centre which is only a half-mile distant. By car, surrounding areas can be easily accessed via the A272 and A23(M), with the latter lying approximately 5 miles west at Warninglid/Bolney.

The Finer Details...

Title Number: WSX178887

Tenure: Leasehold

Freeholder: Shire Developments LLP

Lease: 125 years from 2006

Service Charge: £500.00 p.a.

Ground Rent: £150 p.a.

Managing Agents: David Izod M: 07739 027639 / E: david.izod@gmail.com

Local Authority: Mid Sussex District Council

Council Tax Band: A

