



**Flat D, St John's View Apartment 151, Lower Church Road, Burgess Hill, West**

**£1,395 Per Calendar Month**

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ST JOHN'S VIEW APARTMENTS | An exceptional apartment offering contemporary living, high specification, walking distance to the town centre and station. Offered unfurnished and available from 12th October 2024.

### The Apartment

St John's View is a modern bedroom apartment with open plan reception/kitchen and the latest in essential home media and wired to deliver super-fast broadband. Modern fitted kitchen and bathroom include a range of appliances and Secure cycle storage.

With far reaching views and situated in a quiet location close to the town centre and station.

### Kitchen

Kitchen in grey with gold handles and fittings

Integrated 'Lamona' appliances to include electric oven, electric induction hob, extractor, dishwasher, washer/drier and fridge freezer

Pan drawers

inset stainless sink

### Bathroom

Tiled walls

Wall hung w.c. suites with chrome push button and soft close seats

Wall hung vanity basin unit with storage drawer

Generous stone resin shower trays in en-suites with chrome and glass double door enclosure

Bathroom with separate 2 outlet shower systems above and glass shower screen

Chrome heated towel rail to bathroom and en-suite

Tiled recesses to bathrooms and en-suite

LED lit mirrors above basins in bathroom and en-suite

Highly efficient central heating via radiators and hot water system, underfloor heating with wall mounted 'Gloworm' gas fired boilers

Audio entry to apartment

Wired for high speed broadband

### Location

Burgess Hill is a vibrant town providing a comprehensive array of shops, restaurants, bars and amenities for all ages. The mainline train station provides links to Brighton, London and Gatwick, with London Victoria by train approximately 42 minutes away. Sporting and recreational facilities are extensive with swimming at the Triangle, and a variety of waters sports at Brighton Marina.

### Information

Local Authority: Mid Sussex District Council; Council Tax Band: A - £1493.96 for 2024/25 (For a guide only. Please contact Mid Sussex District Council for exact figures).

Permitted Payments:

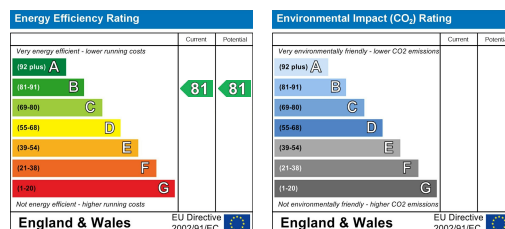
Holding Fee: One weeks rent - £321.92

Deposit: Five weeks rent - £1609.00

The holding deposit will be refunded against the first month's rent but can be retained if the applicant withdraws from the property, fails the reference checks due to false or misleading information or fails the Right to Rent checks.

N.B Some photos may be of neighbouring flats.

Regrettably no pets



VIEWING BY APPOINTMENT WITH PSP HOMES

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