

Connells

The Ridings
Burgess Hill

The Ridings
Burgess Hill RH15 0PL

for sale
£430,000







Property Description

Situated in a popular residential area off the Folders Lane development, this four-bedroom family home offers well-balanced accommodation throughout. Comprising in brief: entrance hall, cloakroom, and a spacious lounge/diner. Upstairs offers four bedrooms and a family bathroom.

Outside, the property benefits from driveway parking, a garage, and a rear garden.

The home is ideally located close to the highly regarded Birchwood Grove Primary School, making it an excellent choice for families. It is also within easy walking distance of the beautiful Ditchling Common Nature Reserve, perfect for outdoor activities and enjoying nature.

Burgess Hill town centre, with its comprehensive range of shops, bars, restaurants, cinema, and mainline railway station offering regular services to London, Gatwick Airport, and the South Coast, is approximately one mile away.

Agents Note

Please note that an AML fee is chargeable to the buyer once an offer is accepted to cover the cost of carrying out the required identity and anti-money laundering checks. Once these checks have been completed, the fee cannot be refunded, even if the property purchase does not go ahead.







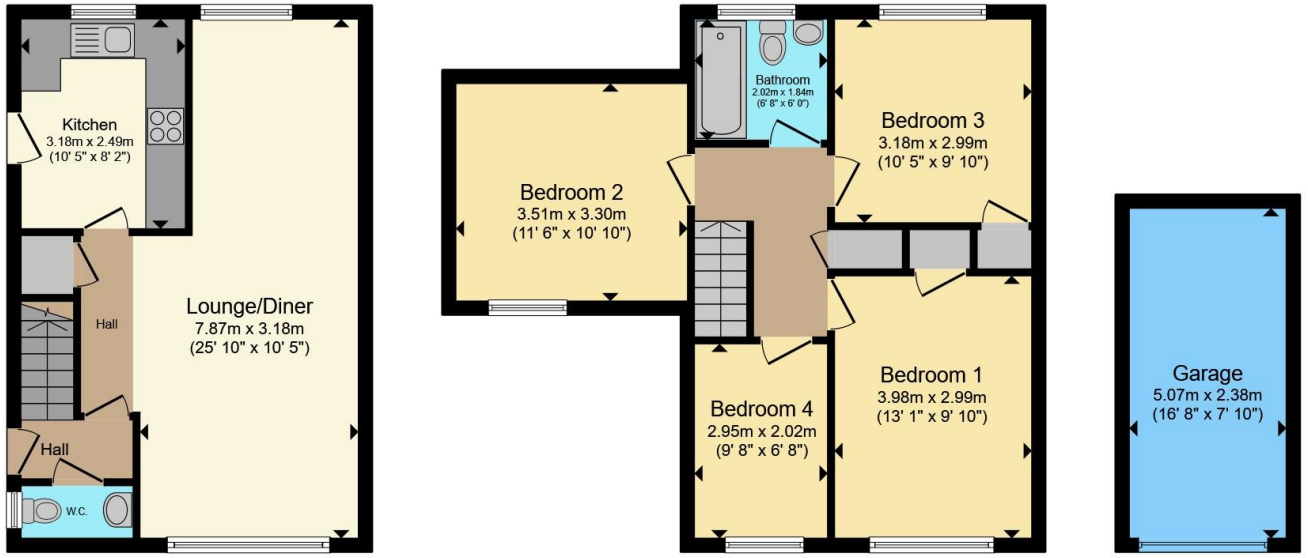












Ground Floor **First Floor** **Garage**

Total floor area 104.3 m² (1,122 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io

Connells

To view this property please contact Connells on

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21 Church Road
BURGESS HILL RH15 9BB

EPC Rating: D

Council Tax Band: E

Tenure: Freehold

view this property online connells.co.uk/Property/BGH405848

The Property Ombudsman

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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 will be 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, fittings or services and it is in the buyers interest to check the working condition of any appliances.

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