



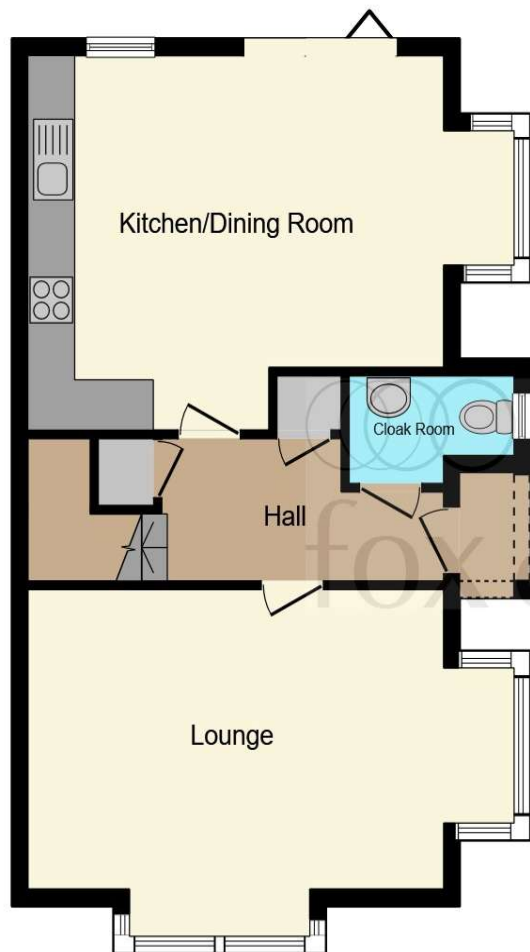
Spring Bank, Haywards Heath RH16 4LF

welcome to

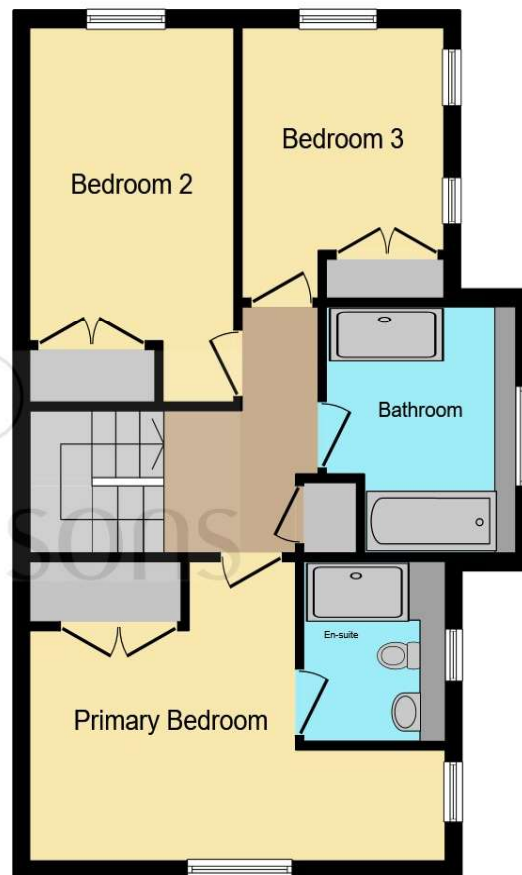
Spring Bank, Haywards Heath

**** STAMP DUTY PAID!! **** Three bedroom semi-detached house features a superior specification open plan kitchen / dining room, spacious lounge and cloakroom. Upstairs there is a principal bedroom with en-suite, two further double bedrooms and a family bathroom.





Ground Floor



First Floor

Total floor area 115.2 m² (1,240 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.focalagent.com

welcome to

Spring Bank, Haywards Heath

- OPEN PLAN KITCHEN/DINING ROOM WITH PATIO DOORS LEADING INTO THE GARDEN
- MODERN KITCHEN WITH STYLISH SHAKER UNITS AND INTEGRATED HIGH-SPEC APPLIANCES
- LARGE LOUNGE WITH DUAL ASPECT BAY FRONTED AND SIDE WINDOWS OFFERING AMPLE NATURAL LIGHT
- PRINCIPLE BEDROOM WITH EN-SUITE
- THREE DOUBLE BEDROOMS EACH WITH BUILT IN SHAKER-STYLE WARDROBES
- FAMILY BATHROOM COMPLETE WITH BATH AND SHOWER, PREMIUM SANITARYWARE, PRESSURISED SHOWER, DEMISTER MIRRORS, HEATED TOWEL RAIL AND CHROME FITTINGS
- 2 MILES TO HAYWARDS HEATH TOWN CENTRE AND DIRECT TRAIN ROUTES TO LONDON IN UNDER AN HOUR
- SELECT LOCATIONS, FINEST QUALITY AND INDIVIDUAL DESIGN - 'THE SIGMA DIFFERENCE'

Tenure: Freehold EPC Rating: Exempt

£550,000



Please note the marker reflects the postcode not the actual property

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Property Ref:
HHT110109 - 0006

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.

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