

North Haven, Fox Hill, Haywards Heath, West Sussex RH16 4QY

Guide Price £700,000 - £750,000 ... Freehold

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A beautiful 4 bedroom Victorian semi-detached house of great character offering spacious accommodation (2243 ft.²) on the southern edge of town, with a 70' x 25' rear garden and useful timber garden studio building that has been used as a salon. For sale with no onward chain.

- NO ONWARD CHAIN
- Victorian semi-detached character home
- Grand rooms with high ceilings
- Big garden with studio building
- Fabulous living room with huge fireplace
- Ultra modern kitchen - separate outdoor kitchen
- Master bedroom with copper bath & walk-in closet
- 3 further double bedrooms & 2 bathrooms
- Private driveway parking for 2/3 cars
- Short walk to Fox & Hounds pub
- Close to Warden Park & Chailey School bus stops
- EPC rating: E - Council Tax Band: F

North Haven is located on the east side and top (northern end) of Fox Hill (opposite Weald Rise) on the town's southern outskirts close to open countryside providing wonderful walks and within a short walk of the hospital and a Sainsbury's Local store. The town centre (0.85 miles to the north) offers an extensive range of shops, stores, restaurants, cafes and bars. The railway station (1.6 miles) provides fast commuter services to London (Victoria/London Bridge 47 mins), Gatwick Airport (15 mins) and the south coast (Brighton 20 mins). There are several primary schools within walking distance including Northlands Wood, St Wilfrid's, St Joseph's RC, Warden Park Primary Academy. A new primary school is soon to be built in Hurstwood Lane. A school bus stop on Fox Hill takes children to Warden Park Secondary Academy and also Chailey Secondary School. There are numerous independent schools within the district including Great Walstead, Ardingly College, Cumnor House, Bedes and Burgess Hill Girls for which a school bus has pick up points nearby. The town also has a 6th form college and a leisure centre. Nearby beauty spots include both Ditchling and Chailey Common Nature Reserves, the Ashdown Forest, the South Downs National Park and both Ardingly and Weirwood Reservoirs.

By road access to the major surrounding areas can be gained via the B2112 (Fox Hill), the A272 relief road and the A/M23, the latter lying approximately 6 miles to the west at Bolney.











Mansell McTaggart Haywards Heath

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