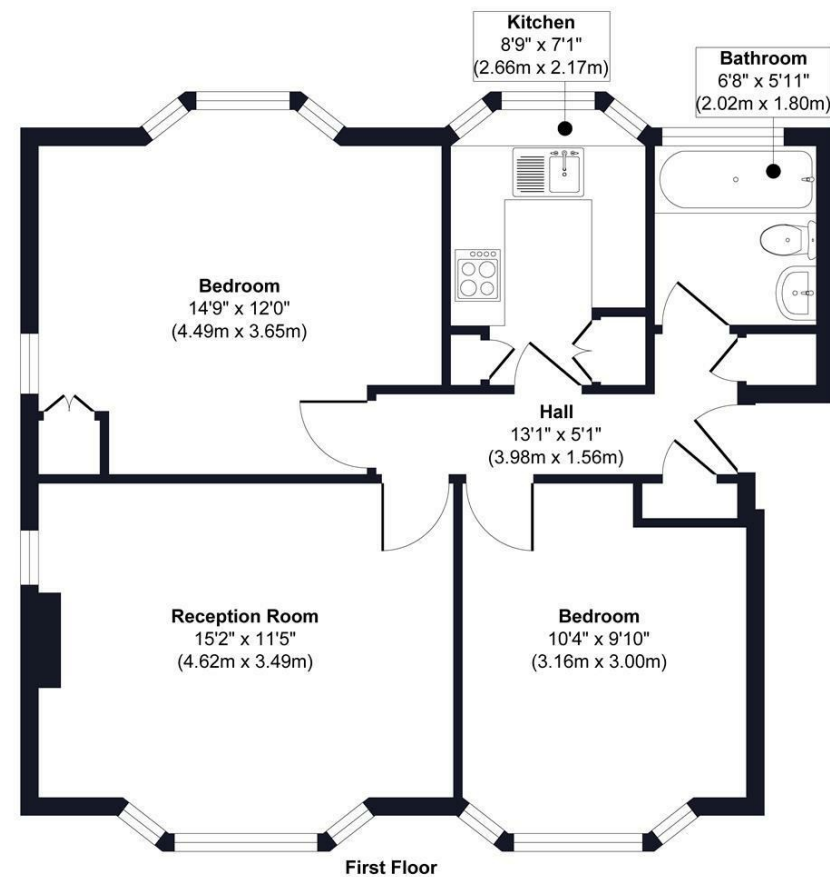
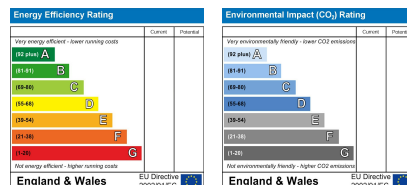




First Floor
Approx. Gross Internal Floor Area 667 sq. ft / 62.01 sq. m
 Illustration for identification purposes only, measurements are approximate, not to scale.
 Produced by Elements Property

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 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.



7 Greenways, Haywards Heath, RH16 2DT

Guide Price £300,000 Leasehold

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7 Greenways, Haywards Heath, RH16 2DT

Things We Love...

- The wonderful location – tucked away in a popular private road, yet just five minutes' walk from the station.
- The fabulous reception/dining room – bright and spacious, with a beautiful bay window, garden outlook and open fireplace.
- The two generous double bedrooms – both light, well-proportioned and enjoying attractive outlooks.
- The stunning communal gardens – beautifully planted, mature and private, with an impressive 130' lawn.

The quality throughout – including the high-end Charlwood's kitchen and Charlwood Designs bathroom, plus off-street parking and the option to rent a nearby garage.

A fabulous first floor Turner-style purpose-built apartment, situated in one of Haywards Heath's most popular private roads, just five minutes' walk from the railway station. The property offers approximately 667 sq ft of well-proportioned accommodation, including a lovely light reception/dining room with open fireplace, two generous double bedrooms, a high-quality Charlwood's kitchen and Charlwood Designs bathroom. A particular feature is the magnificent communal garden, together with off-street parking in the private road.

The Apartment...

The apartment is approached via a communal entrance with stairs leading to the first floor. The spacious hallway provides access to all the principal rooms. The reception/dining room is a particularly lovely room, enjoying plenty of natural light from its large splay bay window and an attractive outlook over the communal gardens. An open fireplace with Bath stone surround and wooden mantelpiece provides an appealing focal point, with ample space for both comfortable seating and dining.

The Charlwood's kitchen is superbly fitted with an excellent range of wall and base units, quartz work surfaces and integrated appliances, together with a useful bay window overlooking the gardens. There is also additional storage and space/plumbing for appliances.

There are two generous double bedrooms, both enjoying attractive outlooks and excellent natural light. The principal bedroom benefits from a lovely bay window overlooking the gardens, whilst the second bedroom has a particularly large window to the front, currently used as a dining room/home office.

The Charlwood Designs bathroom is fitted with a white suite comprising panelled bath with shower attachment, wash hand basin with vanity unit beneath and WC, together with tiled flooring and a window.

The Outside...

The property enjoys the use of exceptionally attractive communal gardens, which are a real highlight. The gardens are beautifully established, with mature hedging providing a good degree of privacy, well-stocked borders and a magnificent lawn extending to approximately 130'. There is off-street parking within the private road, providing convenient parking for residents and visitors. A garage within the nearby garage block can also be rented through the managing agent, subject to availability



The Location...

Greenways is a highly regarded and particularly sought-after private road, positioned within the popular south-eastern side of Haywards Heath. The location combines a peaceful residential setting with excellent access to the town's many amenities, making it particularly appealing to commuters and those looking for convenience without compromising on surroundings. One of the property's greatest advantages is its proximity to Haywards Heath railway station, approximately a five-minute walk away. The station provides regular services to London Victoria and London Bridge, as well as Brighton and other destinations, making the property exceptionally well placed for those commuting by rail. The area is also served by a number of local bus routes

Haywards Heath town centre is within easy reach and offers an excellent range of shops, cafés, restaurants, supermarkets and everyday amenities, with further shopping available at the Broadway and in nearby Lindfield. There are also a number of well-regarded schools in the surrounding area, including Oathall Community College, which is particularly close to the property. For those who enjoy the outdoors, the property is well placed for access to open countryside, parks and local walking routes, whilst nearby Ashenground Wood and the surrounding Sussex countryside provide plenty of opportunities for walking and enjoying the outdoors. The location also offers easy access to the surrounding towns and villages, including Lindfield, Cuckfield and Burgess Hill, whilst the A23/M23 is readily accessible, providing good road connections towards Brighton, Gatwick and London.

Information...

Tenure: Leasehold
Lease Term: 24 June 1981 – 23 June 2170
Lease Term Remaining: Approximately 143 years
Council Tax: Band C – Mid Sussex District Council
EPC: [Rating]
Service Charge: £135 per month (£1,620 per annum)
Ground Rent: £100 per annum
Parking: Off-street parking in the private road
Garage: A garage in the nearby block may be available to rent through the managing agent, subject to availability.

