



11b South Road, Haywards Heath, Sussex, RH16 4LE

£950 Per Calendar Month

PSP homes

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ONE BEDROOM spacious 'duplex' flat available & located in the heart of Haywards Heath town centre. Close to shops, restaurants, cafes and Haywards Heath station is within walking distance. Offered unfurnished and available from now. There is no allocated parking with this property.

The property

The kitchen comprises modern fitted units and comes with electric hob and oven, new washing machine and new fridge/freezer. .

The spacious living room overlooks the front of the property.

On the ground floor, there is also a shower room.

The large master bedroom overlooks the front of the property.

Further benefits include upvc windows and neutral decor throughout.

The property is located in the heart of Haywards Heath's town centre with its extensive shopping facilities including Marks & Spencers, The Orchards Shopping Centre, café Nero & Costa Coffee. Further shopping & dining options include Sainsbury's Superstore, Waitrose and 'The Broadway', which boasts a wide range of bars & restaurants.

By car, surrounding areas can be easily accessed via the A272 to the east & A23(M) to the west, which leads to the M25 motorway network.

Haywards Heath train station is on the main London to Brighton line and is located 1.3 miles distant. There are fast and regular services to London (Victoria/London Bridge is approx 47 mins), Brighton and Gatwick International Airport.

COUNCIL TAX BAND A

Permitted Fees:

Holding deposit - one weeks rent

Deposit - five weeks rent

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.



| Energy Efficiency Rating | | Current | Potential |
|---|---|---------|-----------|
| Very energy efficient - lower running costs | | | |
| (92 plus) | A | | |
| (81-91) | B | | |
| (69-80) | C | | |
| (55-68) | D | 67 | 67 |
| (39-54) | E | | |
| (21-38) | F | | |
| (1-20) | G | | |
| Not energy efficient - higher running costs | | | |
| EU Directive 2002/91/EC | | | |
| England & Wales | | | |

| Environmental Impact (CO ₂) Rating | | Current | Potential |
|---|---|---------|-----------|
| Very environmentally friendly - lower CO ₂ emissions | | | |
| (92 plus) | A | | |
| (81-91) | B | | |
| (69-80) | C | | |
| (55-68) | D | | |
| (39-54) | E | | |
| (21-38) | F | | |
| (1-20) | G | | |
| Not environmentally friendly - higher CO ₂ emissions | | | |
| EU Directive 2002/91/EC | | | |
| England & Wales | | | |

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VIEWING BY APPOINTMENT WITH PSP HOMES

54 Church Road, Burgess Hill, West Sussex, RH15 9AE. TELEPHONE 01444 250999
www.psphomes.co.uk

Much care is taken in the preparation of our particulars, but we cannot guarantee that the information given is accurate.
Property details are issued as a general guide only and may not form any part of an offer or contract. We recommend that intending purchasers check details personally.