

29 Park West, Southdowns Park, Haywards Heath, RH16 4SP

Guide Price £350,000-£375,000

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A rather fabulous 3 bedroom Lodge with beautiful accommodation to include very high ceilings and tall arched windows on the upper, which has been the subject of numerous upgrades and improvements by the current toners situating this beautiful Grade 2 listed former Victorian Hospital where residence enjoy some wonderful gardens and grounds, a gymnasium and the services of a friendly concierge.

- Outstanding character home
- Owned by the same family since 2006
- Refitted kitchen and beautifully decorated
- Stunning South facing living room with arched windows
- Master bedroom with walk-in closet (originally an en-suite)
- 2 further big bedrooms and bathroom
- Plenty of storage cupboards
- Allocated parking space (No 135) adjacent
- Beautiful communal gardens with BBQ
- EPC rating: C - Council Tax Band: F
- Tenure: leasehold 125 years from 07.03.1997
- Ground rent: £150 per year
- Service charge: approximately £2500 twice yearly which includes all waste and domestic water rates, upkeep of the Gardens, membership of the gymnasium, The salary of the concierge and contributions to the sinking fund.
  Lease details have been provided by the Vendor. This information should be confirmed by your solicitor.

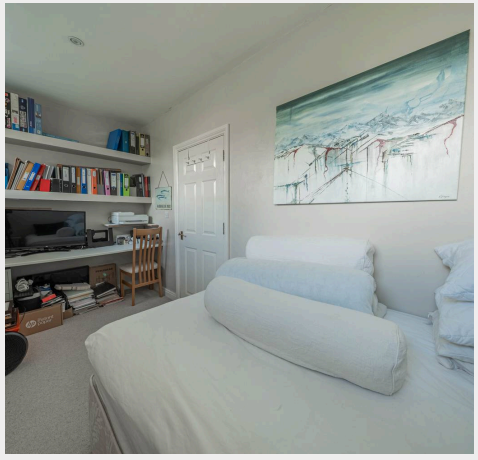
This character lodge enjoys a great position at the end of a wing in Park West on the south side of the development adjoining the beautifully formal gardens. There is a privately run 18 Meter indoor swimming pool within 100 yards of the property and also close to the St Francis Social Club tennis courts, sports fields and social club. The Princess Royal hospital campus adjoins Southdowns Park to the east.

Southdowns Park is situated off Colwell Road on the southern side of Haywards Heath just over half a mile from the town centre with its range of shopping facilities and amenities including The Orchards shopping precinct and South Road. There is a small Sainsbury's store on Wivelsfield Road and a Coop store on Franklynn Road. A bus service runs along Colwell Road which links with the mainline railway station, approximately one and a half miles away which provides regular services to London (Victoria and London Bridge both approximately 47 minutes), Gatwick Airport and the south coast (Brighton approximately 20 minutes). The town has excellent sports and leisure facilities including an array of restaurants and cafes in The Broadway.

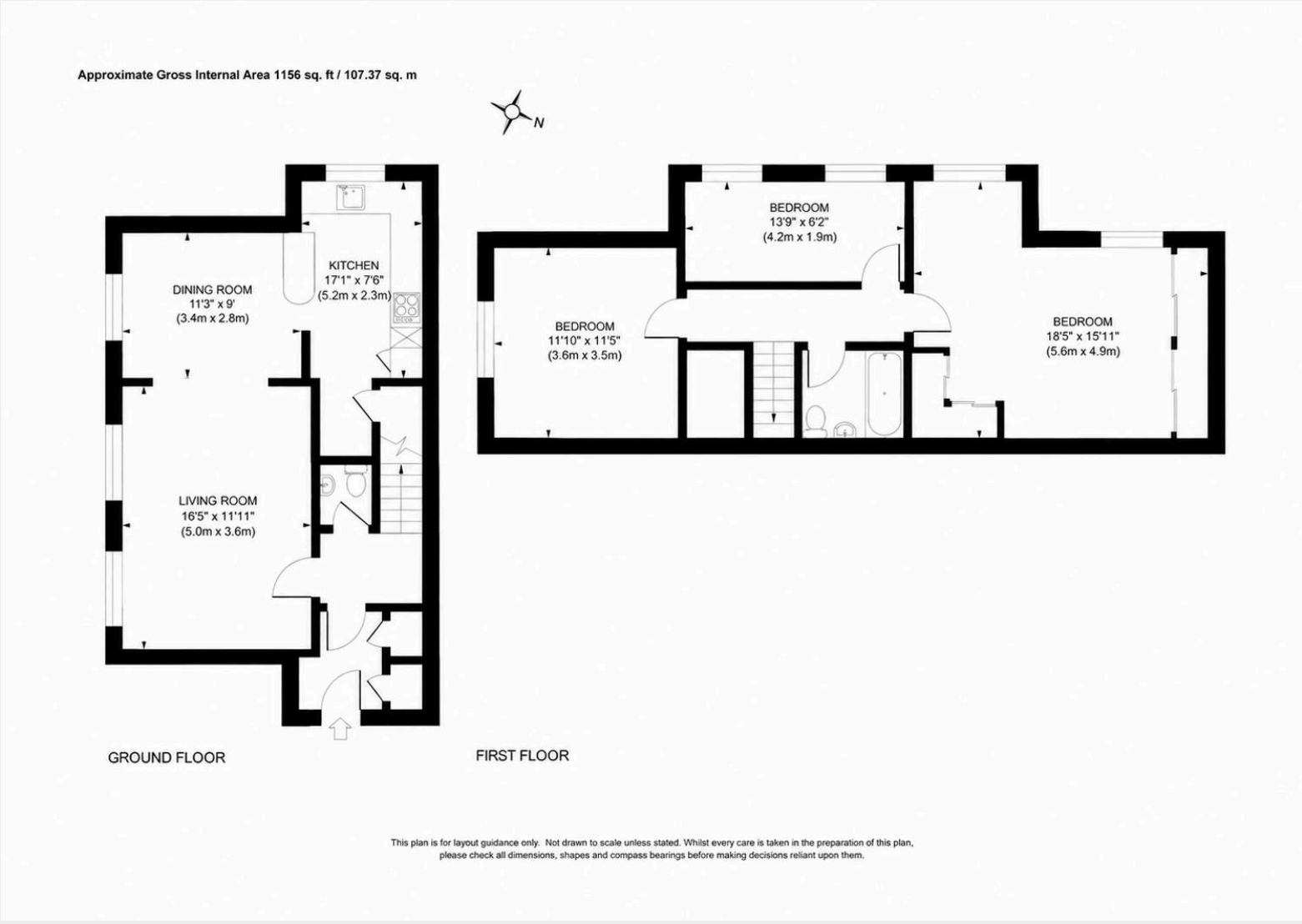
By road, access to the major surrounding areas including Gatwick, London and Brighton can be gained via the B2112, the A272 and the A/M23, the latter lying about 6.5 miles to the west at either Bolney or Warninglid.











Mansell McTaggart Haywards Heath

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