

Station Quarter Apts, 17 Boltro Road

Offers Over **£350,000**

Henry Adams
estate agents

Station Quarter Apartments, Haywards Heath

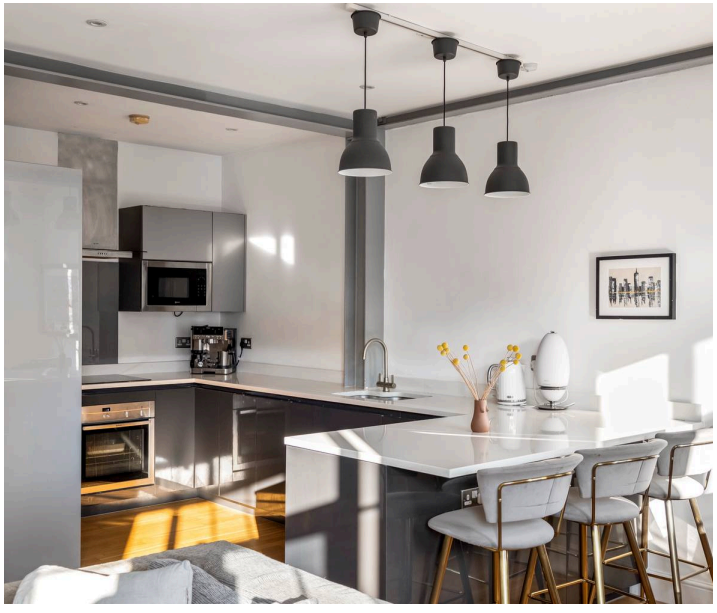
INDUSTRIAL-CHIC!

Henry Adams are delighted to present to the market this exceptional 'city style' two double bedroom duplex apartment situated in the heart of Haywards Heath. This truly unique apartment boasts approximately 1,100 sq ft of accommodation and many industrial chic features including steel beams, exposed brick high ceilings, and a unique lift shaft.

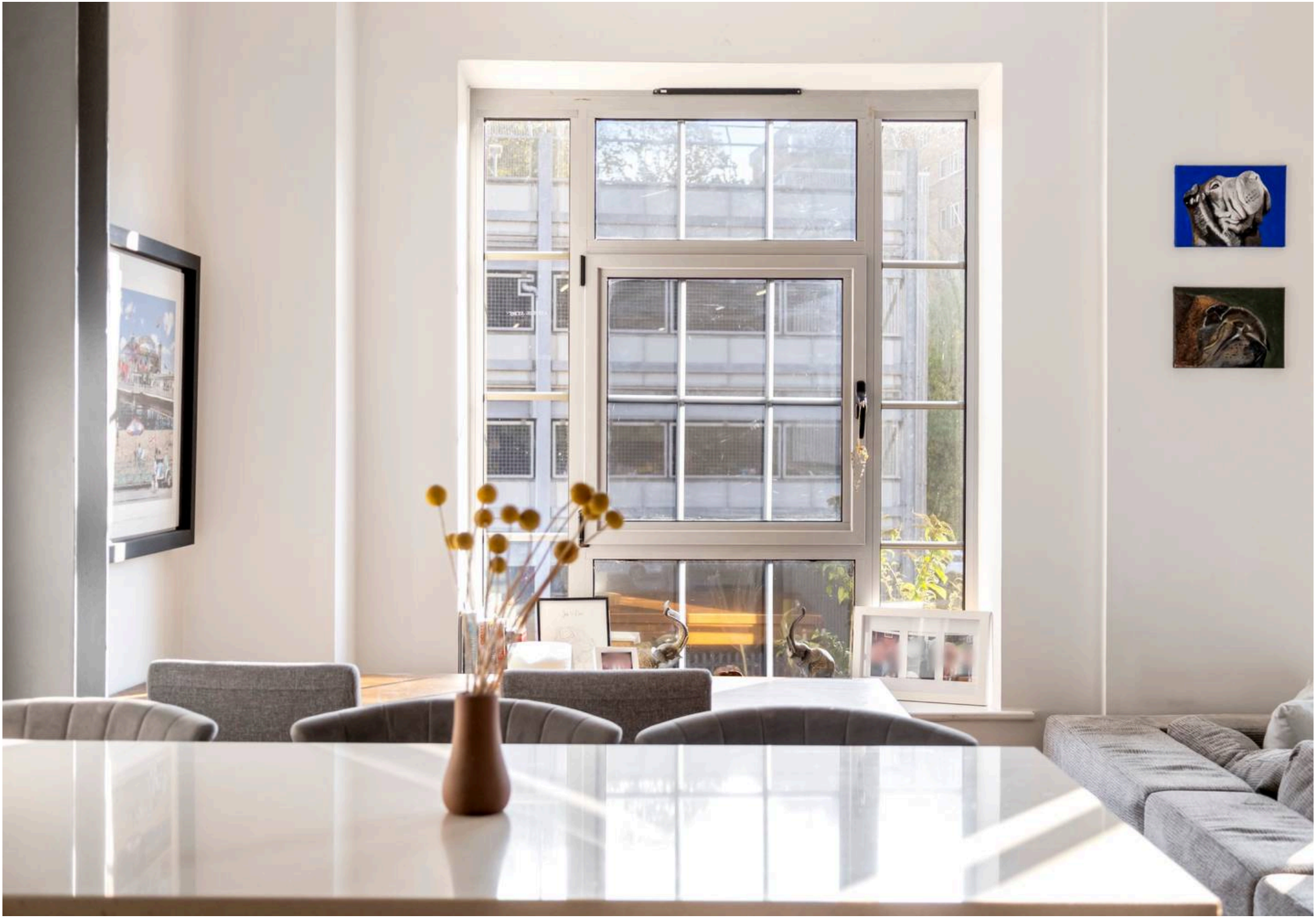
Offering contemporary living, perfect for commuters, combined with a high spec finish, this is an opportunity not to be missed, which is the largest in the development. Internally, the property comprises of a large hallway with study area, and storage space within a lift shaft, this entrance hall leads through to the spacious L-shaped living/kitchen space that is perfect for entertaining. Flooded by light to the rear, this is a true show piece.

The modern kitchen boasts a range of integrated modern appliances and space for further goods, with a fantastic breakfast bar, creating an ideal social space. The living area, spans the full width of the property, and is laid out to create a great sized dining area and a lovely living space. This floor also boasts a luxurious bathroom with a stand alone bath and separate walk in shower unit, which is fully tiled.





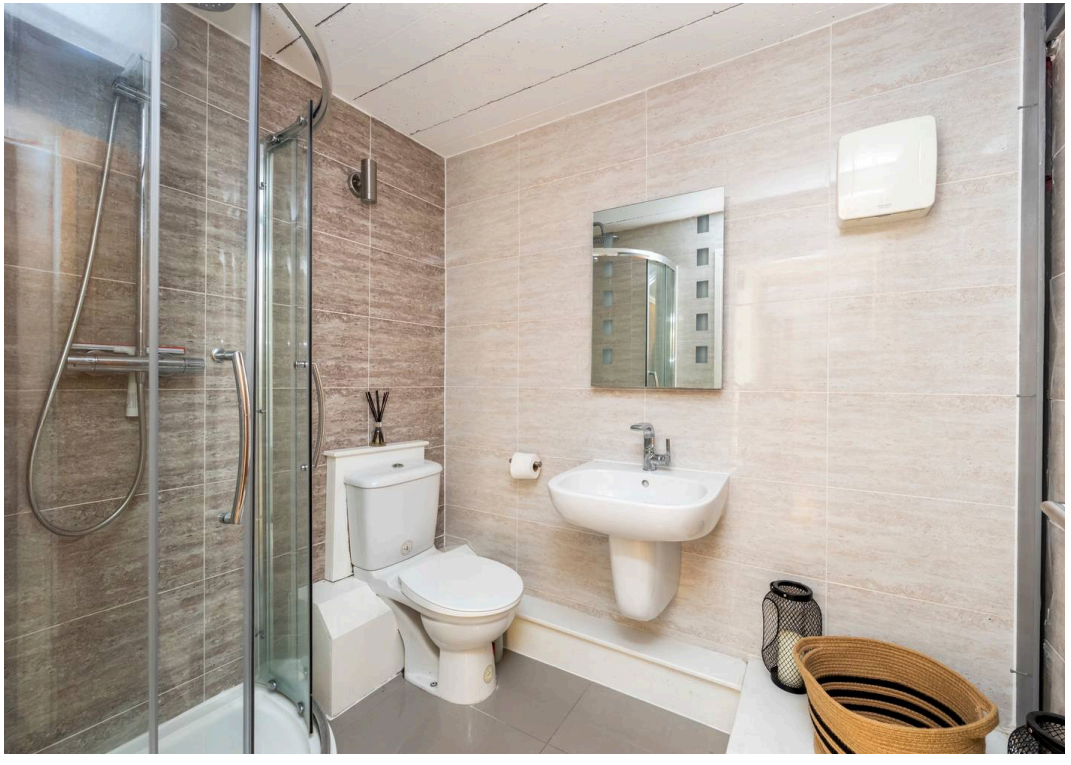














On the lower ground floor, there is a spacious master bedroom with built in wardrobes and access to the rear patio garden. The second bedroom is an equally great size with fitted wardrobe space too. There is also a modern shower room too.

Externally, there is an idyllic patio garden to the rear laid to Astro Turf.

Converted in 2013 from a former print works, this development is a hidden gem and is situated within a two minute walk of Haywards Heath's mainline station, which provides fast & regular commuter services to London and Brighton.

Local amenities within walking distance include both Waitrose and Sainsbury's Superstores, 'The Broadway', with its array of bars & restaurants, and the main high street for further shops and cafes.

Council Tax band: D

Tenure: Leasehold

EPC Energy Efficiency Rating: B

EPC Environmental Impact Rating: B

Entrance Hall

Kitchen

Open Plan Living Area

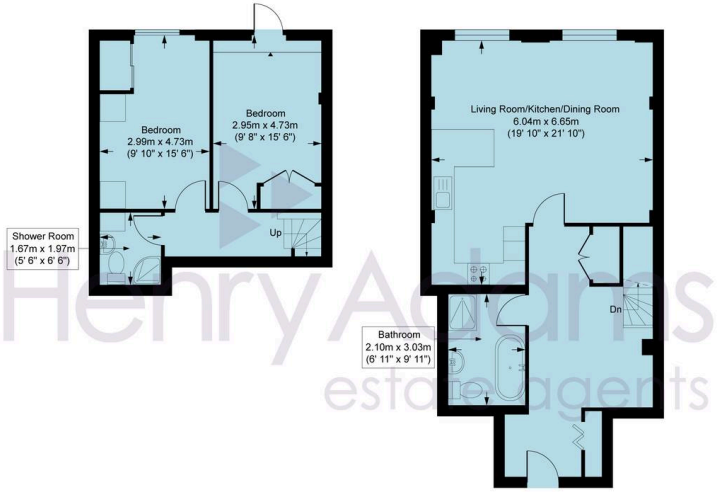
Family Bathroom

Bedroom 1

Bedroom 2

Shower Room





Henry Adams estate agents

GROUND FLOOR

FIRST FLOOR

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Boltro Road

Approximate Internal Area = 1086.41 sq ft / 100.93 sq ft

Total = 1086.41 sq ft / 100.93 sq m

For identification only - not to scale



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