



**Flat 24, Church Court**  
Church Road, Haywards Heath, RH16 3UE

 **Mark Reville & Co**



## Flat 24, Church Court

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### Guide Price £125,000 Leasehold

Located within the well maintained and sought after Church Court development—designed exclusively for the active over 60s—this top floor one bedroom apartment offers comfortable, secure, and independent living with the benefit of a supportive community environment. The accommodation comprises a bright and spacious double aspect sitting room enjoying distant views towards Ashdown Forest, a fitted kitchen complete with appliances, a well-proportioned bedroom with built-in wardrobe and a modern shower room featuring a white suite. Church Court provides a range of thoughtfully designed facilities, including a secure entry phone system, lift access to all floors, south/east facing windows, a 24-hour emergency pull cord system and the reassurance of a development manager. Residents also enjoy access to a communal lounge with adjoining kitchen, landscaped gardens, and a guest suite available for visitors at a nominal charge

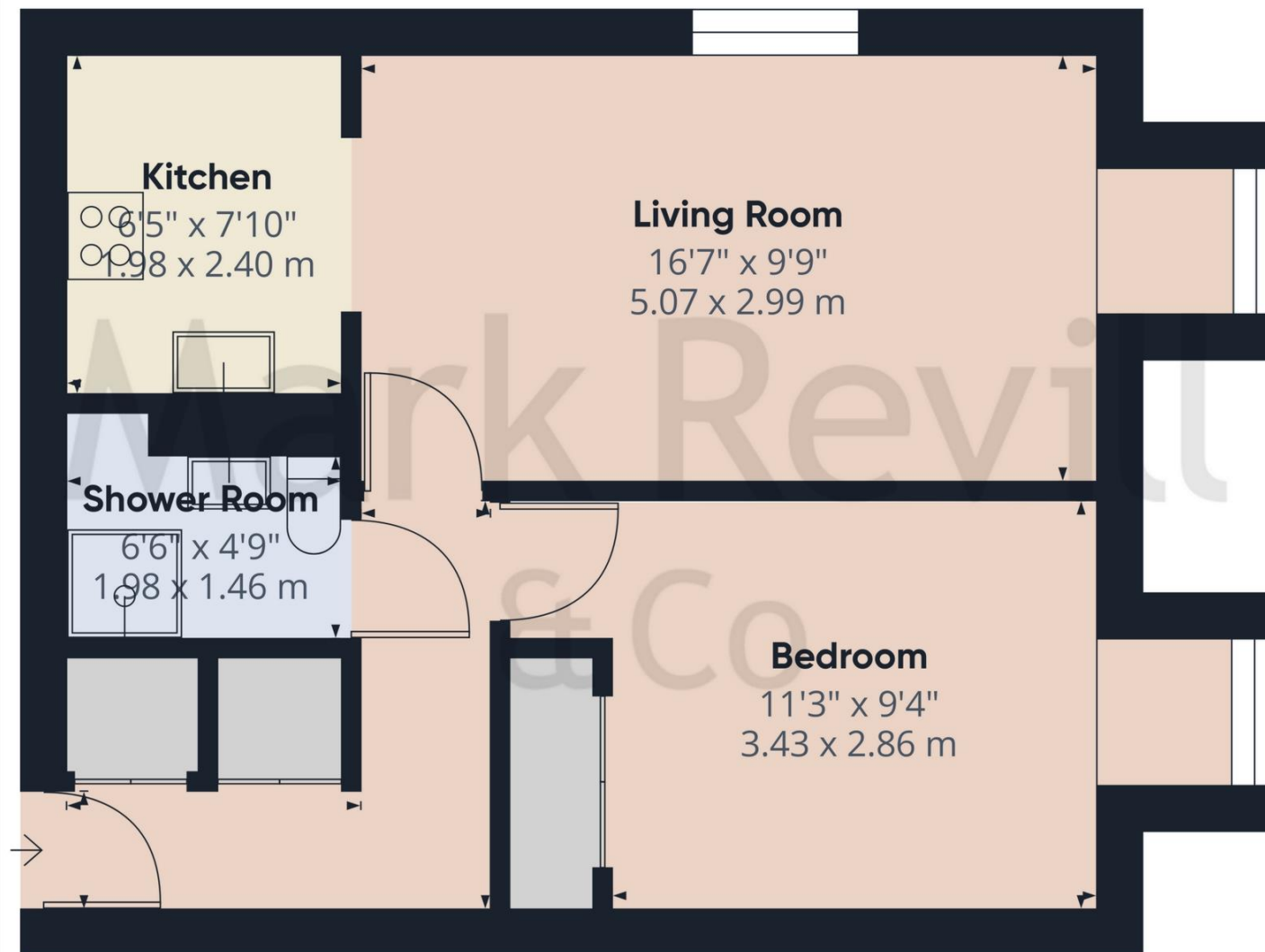
Church Court is situated on level ground in this convenient central location just a short walk to The Orchards shopping thoroughfare which includes several well known stores including Marks & Spencer and coffee shops. There are churches in the locality and the modern medical centre is close by, whilst Haywards Heath mainline railway station is about half a mile distance and the A23 lies about 5 miles to the west.

Ground Rent: To be advised  
Service Charge: £213.43 per calendar month  
Lease: 149 years remaining





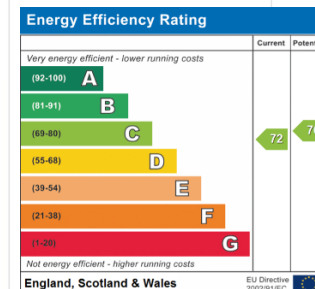




Approximate total area<sup>(1)</sup>

438 ft<sup>2</sup>

40.5 m<sup>2</sup>



(1) Excluding balconies and terraces

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

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PROPERTY MISDESCRIPTIONS ACT 1991 – Although every care has been taken in the production of these sales particulars prospective purchasers should note: 1. All measurements are approximate. 2. Services to the property, appliances, fixtures and fittings included in the sale are believed to be in working order (though they have not been checked). 3. Prospective purchasers are advised to arrange their own tests and/or surveys before proceeding with a purchase. 4. The agents have not checked the deeds to verify the boundaries. Intending purchasers should satisfy themselves via their solicitors as to the actual boundaries of the property.

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