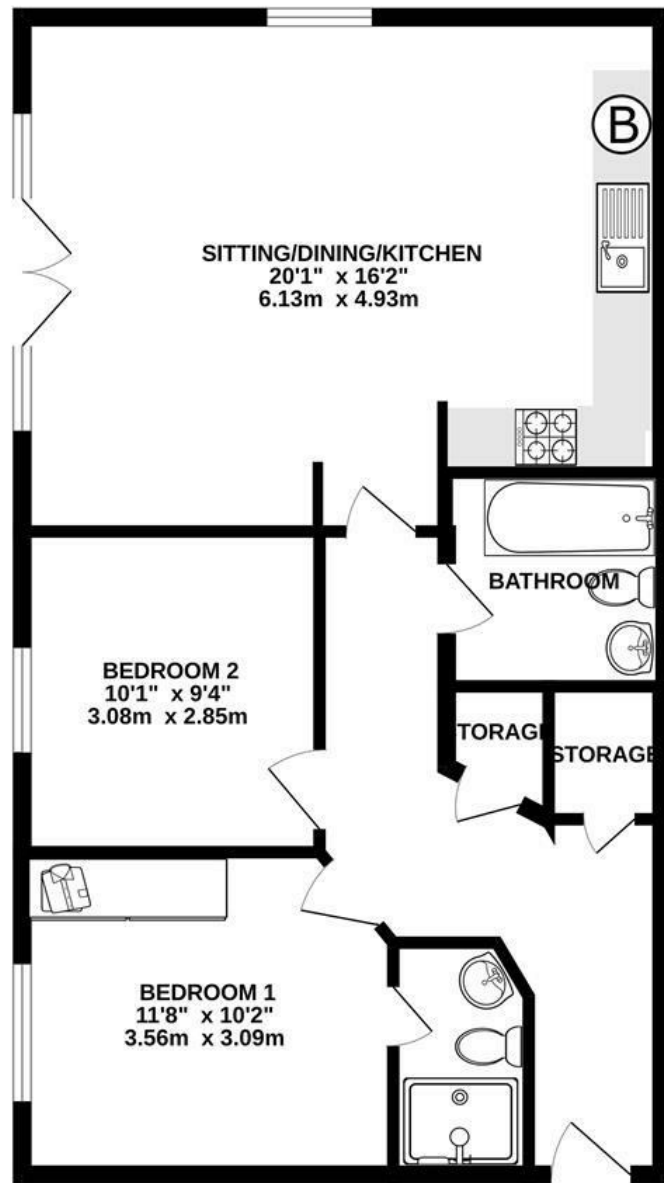
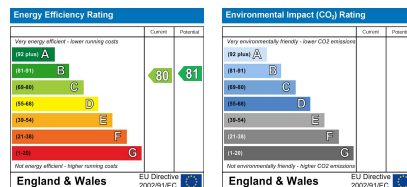




TOP FLOOR
787 sq.ft. (73.1 sq.m.) approx.



TOTAL FLOOR AREA : 787 sq.ft. (73.1 sq.m.) approx.
Plans for illustration purposes only. Intending purchasers should check measurements personally.
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19 Highbank, Bolnore Village, Haywards Heath, RH16 4TT

Guide Price £250,000 Leasehold

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Much care is taken in the preparation of our particulars, but we cannot guarantee the information given is accurate.
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.

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19 Highbank, Bolnore Village, Haywards Heath, RH16 4TT

What we like...

- * Open plan living/dining/kitchen with Juliette balcony.
- * Two double bedrooms and two bathrooms.
- * Peaceful cul-de-sac position in the popular Bolnore Village.
- * Glorious views over surrounding countryside.

The Apartment...

This top floor apartment was built in 2005 and sits within the popular "Village Heights" part of Bolnore Village, boasting the most fabulous countryside views creating a real feeling of openness, a lift service and an allocated parking space.

The open plan living/kitchen is without doubt the hub of the home and has 'French' doors opening on to a Juliette balcony with lovely views. Being south facing, this room is bathed in natural light throughout the day. The kitchen has integrated oven, hob, dishwasher and washing machine.

Both bedrooms are doubles with the master enjoying its own en-suite shower room and fitted wardrobes. The second bedroom is served by the modern bathroom with white suite & overhead shower. Both bedrooms also have the most delightful views over fields, with gorgeous sunsets

Further benefits include secure telephone entry system, gas fired central heating and double glazing. For those who work from home or love to stream, there is an Ultrafast broadband connection available with up to 8000 mbps download. The flat would benefit from some cosmetic refreshment but redecoration and some new flooring would transform the home.

The flat would make the perfect first time purchase, buy to let investment or secure UK "lock up and leave" for an international traveller.

The Location...

Highbank is situated in 'Village Heights' on the southern fringes of the popular Bolnore Village. Bolnore Village Square offers a Co-Operative Convenience Store, the highly regarded 'Bolnore Village Primary School' and bus routes to surrounding areas. The recently opened 'Woodside' community building provides a social hub of the village with a variety of different social events and classes including 'Woodies Bar' on a Friday/Saturday evening. On foot, there are various footpaths & bridleways which lead into Haywards Heath's town centre and, in turn, on to the mainline station which provides swift links to London (approx 47 mins), Brighton and Gatwick International Airport.



Children from Bolnore Village fall into the catchment area for 'Warden Park' secondary school in the neighbouring village of Cuckfield and there is a regular school bus which runs morning and afternoon. By car, surrounding areas can be accessed via the A272 to the east and A23(M) to the west. Haywards Heath's town centre provides extensive shopping & leisure facilities including The Orchards Shopping Centre, The Broadway and Waitrose and Sainsbury's Superstores.

The Finer Details...

Title Number: WSX304657

Tenure: Leasehold

Local Authority: Mid Sussex District Council

Council Tax Band: D

Lease: 125 years from 1st January 2005 (105 years remaining)

Service Charge: £1,800 PA tbc

Ground Rent: £150 p.a.

Available Broadband Speed: Ultrafast (8000mbps download)

We believe the above information to be correct but cannot guarantee this. Please check personally before exchange of contracts.

