



27 The Warren, Burgess Hill, RH15 0DU

£1,850 Per Calendar Month

A light, spacious and very well presented detached house located in a small close within The Warren a desirable residential location in Burgess Hill. The properties accommodation provides, separate reception rooms, three good size bedrooms, modern kitchen/breakfast room, bathroom and cloakroom. Outside to the rear is an attractive private garden, whilst to the front of the property is a driveway affording off road parking for several cars that leads to the garage. Further attributes include gas central heating and double glazing. Available at beginning of December 2025.

The Warren is situated within the highly regarded Folders Lane development on the eastern outskirts of Burgess Hill and is a short walk to Birchwood Grove school. There is also easy access to the town centre with its wide variety of facilities including a Waitrose supermarket. Both main line railway stations are within striking distance, as are the Triangle Leisure Centre and the A23 link road. Burgess Hill is surrounded by stunning countryside and picturesque villages. There are very good road and rail connections to London, Brighton, Gatwick Airport and more locally, Lewes and Haywards Heath.

Replacement front door to the entrance hall

ENTRANCE HALL

Radiator. Central heating thermostat. Staircase rising to the first floor.

CLOAKROOM

Modern refitted suite comprising, low level wc and wash hand basin. Radiator. Double glazed window with opaque glass.

LIVING ROOM 15'6 x 11'4

Double glazed bay window to the front. Radiator.

DINING ROOM 11'4 x 11'6 max

Double glazed sliding patio doors onto the rear garden. Radiator.

KITCHEN/BREAKFAST ROOM 11'8 x 7'8

Modern refitted kitchen with a comprehensive range of wall and floor units complemented with ample worksurfaces and tiled splashbacks. One and a half bowl sink unit. White goods. Concealed modern gas fired boiler. Breakfast bar. Double glazed window to the rear. Double glazed door onto the side and rear.

FIRST FLOOR

LANDING

Hatch to the roof space. Built in airing cupboard. Double glazed landing window.

BEDROOM ONE 12'10 x 11'10

Two double glazed windows to the rear. Radiator.

BEDROOM TWO 11'4 x 11'4 max

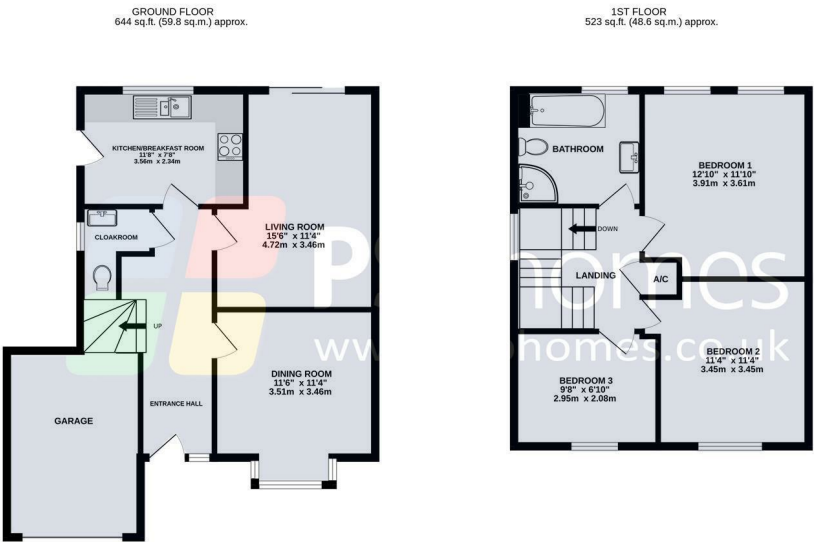
Double glazed window to the front. Radiator.

BEDROOM THREE 9'8 x 6'10

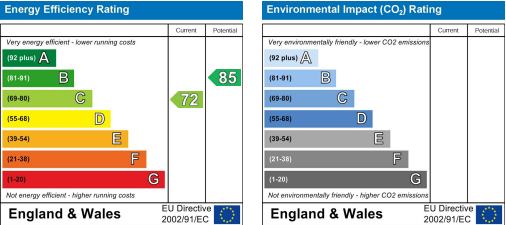
Double glazed window to the front. Radiator.

BATHROOM

Modern bathroom suite comprising panel bath, separate enclosed shower, low level wc and wash hand basin. Tiled walls and floor. Heated towel rail. Double glazed window with opaque glass.



TOTAL FLOOR AREA: 1167 sq.ft. (108.4 sq.m.) approx.
Plans for illustration purposes only. Intending purchasers should check measurements personally.
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