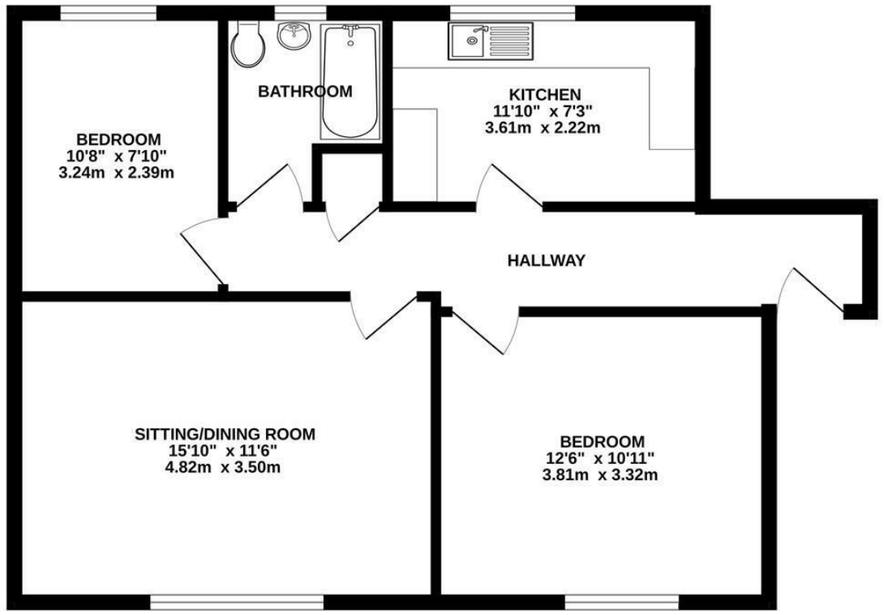
692 sq.ft. (64.3 sq.m.) approx.



TOTAL FLOOR AREA : 692 sq.ft. (64.3 sq.m.) approx.
Plans for illustration purposes only. Intending purchasers should check measurements personally.
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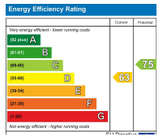

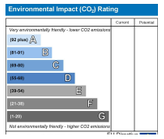

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VIEWING BY APPOINTMENT WITH PSP HOMES
54 Church Road, Burgess Hill, West Sussex, RH15 9AE. TELEPHONE 01444 250999

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.

34 Wolstonbury Court, Burgess Hill, West Sussex, RH15 9DP

Guide Price £200,000 Leasehold

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34 Wolstonbury Court, Burgess Hill, West Sussex, RH15 9DP

What We Like.

* NO ONGOING CHAIN

* Spacious living room with pleasant outlook.

* Very short walk of main line station and town centre

* Two double bedrooms.

* Modern Bathroom.

* Gas central heating.

The Property.
A light, spacious apartment situated on the second floor of this highly regarded purpose built block. The generously proportioned accommodation is presented in clean and tidy order throughout and highlights include a spacious living room with attractive views to the front, two double bedrooms, a modern bathroom and replacement double glazing. The property is very conveniently located being a very short walk to both the town centre and main line station. Offered to the market with NO ONGOING CHAIN.

The Accommodation.
A communal entrance and staircase to the second floor leads you to the private front door of the property. The entrance hall provides doors to all rooms. The living room is bright and spacious offering a pleasant view to the front. The kitchen is fitted with a comprehensive range of wall and floor units, complemented with worksurfaces as well as space and services for appliances. There are two double bedrooms with the main bedroom being of a particular good size (12'6 x 10'11) These are served by a modern white bathroom suite.

Outside.
The property has the benefit of pleasant, well tended communal gardens. Wolstonbury Court offers permit parking provided on a first come first served basis

Location.
Wolstonbury Court offers very easy access to the town centre with its wide variety of facilities including a Waitrose supermarket and the main line railway station. Local schools, the Triangle Leisure Centre and the A23 link road are easily accessible. 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.

Further Attributes
Further attributes include modern gas fired central heating and replacement double glazing.

The Finer Details
Tenure: Leasehold 942 years remaining
Ground rent - Approximately £10 per annum (without right of uplift)
Service charge - Approximately £1,488.08 (25-26)
Local Authority: Mid Sussex District Council
Council Tax Band: C
Available Broadband Speed: Ultrafast (up to 1000 mbps)

We believe this information to be correct but cannot guarantee its accuracy and recommend checking personally before exchange of contracts.