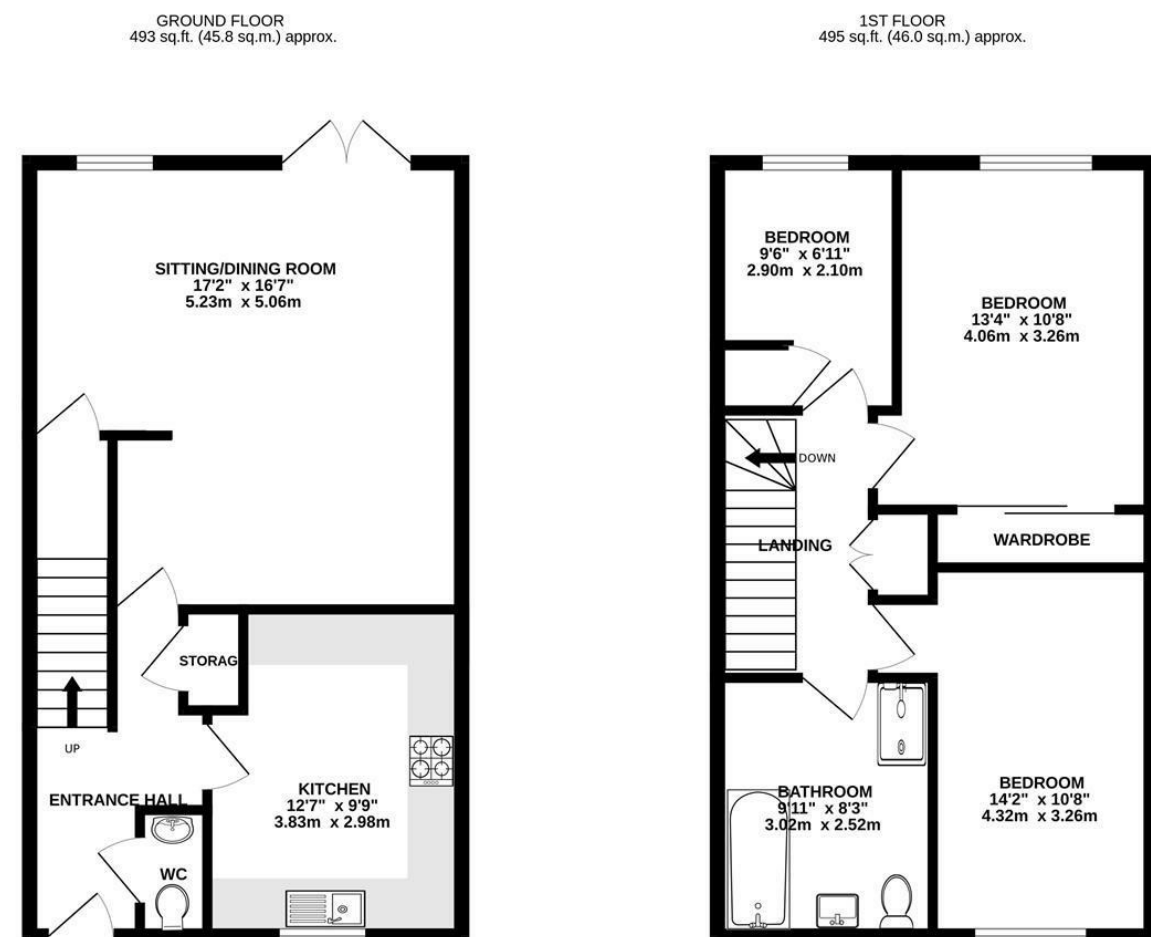


8 Cedar Close, Burgess Hill, West Sussex, RH15 8EJ

Guide Price £395,000 Freehold

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8 Cedar Close, Burgess Hill, West Sussex, RH15 8EJ

- * Spacious three bedroom end of terrace house
- * Off road parking for two cars
- * South facing rear garden
- * Downstairs cloakroom
- * Refurbished throughout
- * Quiet cul-de-sac location
- * Short walk of Wivelsfield mainline train station

Beautifully Renovated Three-Bedroom End-of-Terrace Home with South-Facing Garden and Parking. Situated in a quiet cul-de-sac just a short walk from Wivelsfield mainline station and the scenic Bedelands Nature Reserve, this immaculately presented three-bedroom end-of-terrace home has been fully renovated by the current owners to offer spacious and flexible accommodation throughout.

The property features off-road parking for two cars to the front, and a private south-facing rear garden, perfect for enjoying all-day sun. Internally, the home boasts generously sized rooms and a thoughtfully updated layout, ideal for modern family living or professionals seeking space and comfort in a peaceful yet well-connected location.

Ground Floor

The ground floor comprises a welcoming entrance hall with doors leading to a downstairs cloakroom, a useful storage cupboard, the kitchen, and the main living area.

The kitchen is positioned at the front of the property and offers ample storage with a range of wall and base units, generous worktop space, an integrated oven and gas hob, as well as space and plumbing for additional appliances including a fridge, freezer, dishwasher, and washing machine.

To the rear, the spacious living/dining room measures approximately 17'2" x 16'7" and provides a versatile space for relaxing and entertaining. It features a bespoke built-in media unit with storage cupboards, an electric fireplace, and a storage cupboard beneath the stairs. French doors open directly onto the garden terrace, allowing for a seamless connection between indoor and outdoor living.

First Floor

The first floor comprises a central landing with access to the loft, a linen cupboard, all three bedrooms, and the family bathroom. The main bedroom, overlooking the rear garden, features built-in wardrobes and offers a peaceful retreat. The second bedroom is a well-proportioned double room, while the third bedroom is currently used as a home office and benefits from an additional storage cupboard, making it a versatile space for work or guests. The spacious family bathroom is well-appointed with a bathtub, separate shower unit, WC, wash basin, and a heated towel rail, combining comfort and functionality.



Further Attributes

The property has been fully refurbished in recent years by the current owners and is turnkey ready, allowing buyers to move in with ease. The renovation includes replastered walls throughout, neutral décor, and new flooring, creating a clean and contemporary feel across the home. Additional updates and features include; gas central heating system with a new boiler installed in 2024, new roof to the front of the property (2023), new ventilation system, uPVC double glazing throughout. This combination of modern finishes and structural improvements ensures the home is both stylish and energy-efficient, ideal for comfortable, low-maintenance living.

Outside

To the front, the property offers off-road parking for two cars, framed by a charming picket fence and mature shrubs. A covered storm porch provides shelter and a welcoming approach to the front door. The private south-facing rear garden is a true highlight—perfect for relaxing or entertaining. Directly off the sitting room is a large paved terrace, ideal for outdoor dining, leading to a decked area at the rear of the garden for further seating or leisure space. The garden is mainly laid to lawn, bordered by mature shrubs, and benefits from an outdoor tap, electrical points, and rear gate access for added convenience.

Location

The property is quietly tucked away in a peaceful corner of Cedar Close, adjacent to a communal green, and ideally positioned within a short walk of Wivelsfield mainline train station and the scenic Bedelands Nature Reserve—perfect for commuters and nature lovers alike. There is easy access to Burgess Hill town centre, which offers a wide range of amenities including a Waitrose supermarket, local shops, cafés, and Burgess Hill mainline railway station. The Triangle Leisure Centre and the A23 link road are also within close reach, providing convenient connections to Brighton, Gatwick, and beyond. Wivelsfield station, located approximately 0.3 miles from the property, offers regular services to London (Bridge and Victoria), Gatwick Airport, Brighton, Lewes, and Haywards Heath, making it an excellent location for both local and long-distance commuting.

The surrounding area is rich in countryside and attractive villages, while the nearby town of Haywards Heath offers further shopping, dining, and transport options just a short drive away.

The Finer Details

Local Authority: Mid Sussex Council

Council Tax Band: C

Tenure: Freehold

Services: Mains water, electricity, gas and drainage are supplied to the property.

