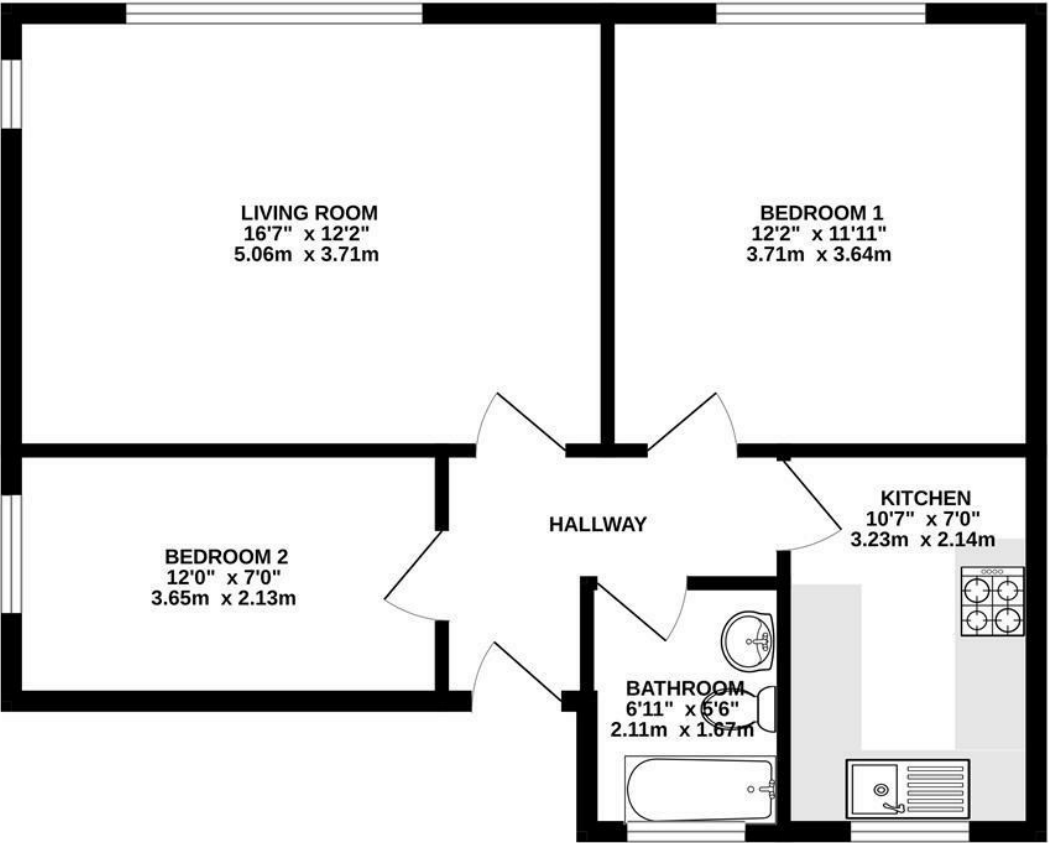
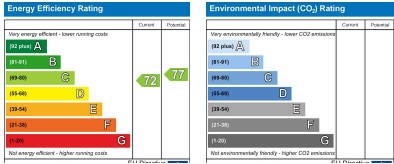


GROUND FLOOR  
592 sq.ft. (55.0 sq.m.) approx.



TOTAL FLOOR AREA: 592 sq.ft. (55.0 sq.m.) approx.  
Plans for illustration purposes only. Intending purchasers should check measurements personally.  
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7 Wolstonbury Court, Burgess Hill, West Sussex, RH15 9DP

Guide Price £210,000 Leasehold

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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.

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

- \* Two double bedrooms
- \* Very short walk of main line station and town centre
- \* Spacious living room with pleasant outlook
- \* Gas central heating
- \* Recently fitted kitchen
- \* NO ONGOING CHAIN

#### The Property

A light, spacious apartment situated on the ground of this highly regarded purpose built block. The generously proportioned accommodation is presented in clean and tidy order throughout and highlights include a recently refurbished kitchen, spacious living room, two double bedrooms, a modern bathroom. 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 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. 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 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.

#### The Finer Details

Tenure: Leasehold 942 years remaining

Ground rent - Approximately £10 per annum (without right of uplift)

Service charge - Approximately £1,404.48 per annum

Local Authority: Mid Sussex District Council

Council Tax Band: C

Available Broadband Speed: Ultrafast (up to 1000 mbp)

In accordance with the Provisions of the Estate Agents Act 1979, we confirm that the vendor is a family relative of a PSP Homes Burgess Hill employee.

