

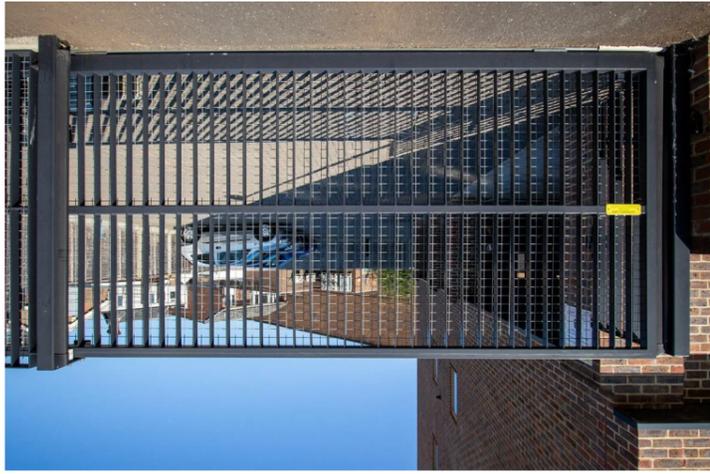
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VIEWING BY APPOINTMENT  
WITH  
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SALES AND LETTINGS



**8 Vail House Gower Road, Haywards Heath, West Sussex, RH16 4PL**  
**£1,200 Per Calendar Month**

 **PSPhomes**



## 8 Vail House Gower Road, Haywards Heath, West Sussex, RH16 4PL

- Luxurious apartment
- Superior specification with engineered wood floors & granite worktops
- Open plan living/dining/kitchen with small balcony
- Central convenience being close to town centre
- Under 1 mile to the station
- Secure gated allocated parking space
- Sleek, stylish kitchen with integrated appliances
- Contemporary bathroom with power shower
- No pets



This luxurious one bedroom apartment offers a superb specification that is much higher than the majority of apartments in the town with small balcony, engineered oak flooring, granite worktops and a gated allocated car park. Easy walk of the town centre & under a mile to the station Offered unfurnished and available mid October 2025.



### The Apartment...

This exceptional one bedroom apartment built to a superb specification in 2016 forming part of this small block of just 14 apartments in the very heart of Haywards Heath, just moments from the town centre and less than a mile to the station. T

The finish of this apartment is far in excess of many other similar properties in the town with granite worktops, engineered oak flooring and retro style radiators providing a real sense of quality. The open plan living/dining/kitchen is the hub of the home with 'French' doors opening on to a small balcony to provide fresh air. The kitchen itself is sleek & stylish with numerous integrated 'Siemens' appliances including a fridge/freezer, dishwasher, oven, hob and microwave. There is a utility cupboard in the hallway meaning the washing machine is nicely tucked away.

The bedroom is a good size double room and enjoys two fitted double wardrobes. The bathroom is beautifully fitted with overhead power shower and tasteful tiling.

Further attributes include newly laid carpet in the bedroom, gas central heating, double glazing, video entry phone system, communal satellite dish, reasonable maintenance charges and an allocated parking space behind a secure gated entrance.

### The Location...

Gower Road is an established road ideally situated to take advantage of Haywards Heath's extensive facilities. Shopping facilities include The Orchards Shopping Centre with a Marks & Spencer, Co-Operative and Post Office. There is a selection of coffee shops including Costa, Café Nero and the delightful Flinders Coffee. The town also boasts both a Sainsbury's and Waitrose superstores, just over a mile away. For commuters, Haywards Heath's mainline station is just under a mile distant and provides an enviable mainline service to

London (Victoria/London Bridge in 47 mins, St Pancreas International in 65 mins), Brighton (20 mins) and Gatwick International Airport (20 mins). By car, surrounding areas are easily accessed via the A272 to the east and A23(M), which lies five miles west at Warninglid/Bolney.

The Dolphin Leisure centre is located in Pasture Hill Road and provides three swimming pools, gymnasium, health suite and a host of classes. The Broadway is the social hub of the town and provides an eclectic mix of restaurants and bars.

### Information:

Council Tax Band: B £1817.36 for 2025/26 (for a guide only. Please contact Local Authority for exact figure)

Permitted Payments:  
Holding Fee: One weeks rent - £276.92  
Deposit: Five weeks rent - £1384.61

The holding deposit will be refunded against the first month's rent but can be retained if the applicant withdraws from the property, fails the reference checks due to false or misleading information or fails the Right to Rent checks.

N.B PHOTOS WERE TAKEN SEPTEMBER 2022.

