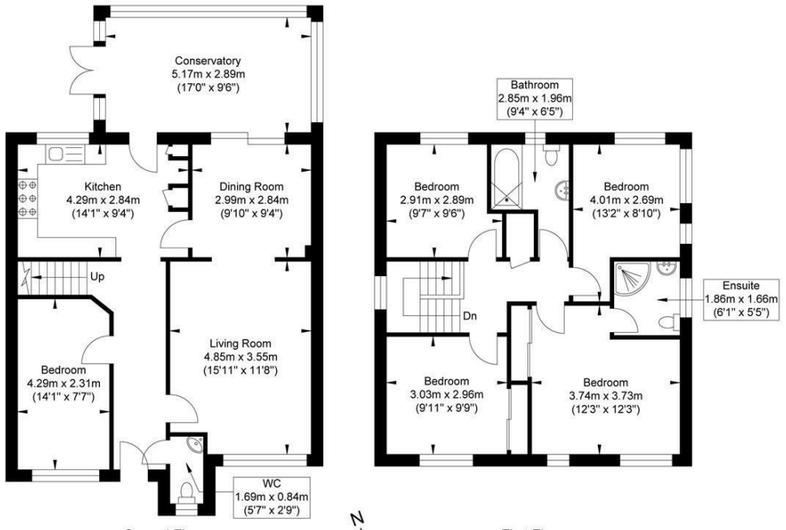
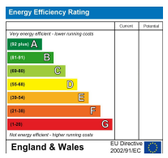
Marlow Drive

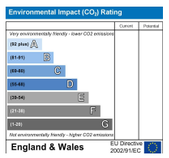


Ground Floor
Approximate Floor Area
823.44 sq ft
(76.50 sq m)

First Floor
Approximate Floor Area
618.81 sq ft
(57.49 sq m)

Approximate Gross Internal Area = 133.99 sq m / 1442.25 sq ft
Illustration for identification purposes only, measurements are approximate, not to scale.





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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.

27 Marlow Drive, Haywards Heath, RH16 3SR

Guide Price £550,000 - £575,000 Freehold

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Five Things We Love...

Generous and versatile accommodation extending to approximately 1,442 sq ft, with five bedrooms and plenty of space for growing families.

A flexible ground-floor fifth bedroom with underfloor heating, ideal for home working, guests or a separate playroom.

Three reception spaces, including a wonderful conservatory overlooking the private rear garden.

Solar panels with 10kWh battery storage, an EV charging point and generous driveway parking.

A fantastic family-friendly location, within easy reach of Northlands Wood Primary Academy, Lindfield village and Haywards Heath's mainline railway station.

Guide Price £550,000 - £575,000

CHAIN FREE – A substantial five-bedroom detached family home, offering approximately 1,442 sq ft of versatile accommodation in a popular residential setting between Haywards Heath and Lindfield. Highlights include three reception spaces, a flexible ground-floor fifth bedroom, two bathrooms, a private rear garden and generous driveway parking. Further benefits include solar panels with battery storage and an EV charging point, all conveniently positioned for excellent local schooling, amenities and mainline transport links.

The Home...

The accommodation is thoughtfully arranged over two floors, offering an excellent balance of generous living spaces and versatile bedrooms. A welcoming entrance hall provides access to the principal ground-floor rooms, including a useful cloakroom and a fifth bedroom, which benefits from underfloor heating and would work equally well as a home office, playroom or occasional guest room. The sitting room is a particularly generous space, extending to almost 16 feet in length, with a feature fireplace creating an attractive focal point and ample room for comfortable seating. An opening leads through to the separate dining room, providing a natural flow between the two reception areas and creating an inviting setting for family life and entertaining.

Positioned towards the rear of the house, the kitchen is fitted with a comprehensive range of cream Shaker-style units, contrasting work surfaces and space for a range-style cooker and additional appliances. A window overlooks the garden, while a door opens into the conservatory, which is a lovely addition to the ground-floor accommodation. Measuring approximately 17 feet in length, this wonderfully light-filled space enjoys glazing to three sides, with double doors opening directly onto the rear patio. Whether used as an informal sitting room, additional dining space or somewhere to relax overlooking the garden, it provides excellent flexibility and a lovely connection between the house and outside. The conservatory also houses the gas combination boiler, which was replaced approximately six years ago.

Upstairs, the first floor is arranged around a central landing and offers four well-proportioned bedrooms, making the layout particularly appealing to growing families. The principal bedroom is a generous double with fitted wardrobes and its own en-suite shower room, while the three remaining bedrooms provide excellent flexibility for children, guests or those requiring additional workspace. One of these bedrooms also benefits from built-in wardrobes. Both the principal bedroom's en-suite and the family bathroom were updated approximately five years ago, providing contemporary facilities that complement the accommodation. With five bedrooms in total and a choice of reception spaces, the house offers plenty of opportunity for its next owners to adapt and personalise the accommodation to suit their individual needs.

The Outside...

Set back from Marlow Drive, the house enjoys an attractive brick exterior, with a generous driveway providing off-road parking for several vehicles. The property also benefits from an electric vehicle charging point, alongside roof-mounted solar panels installed approximately three years ago, complemented by a 10kWh battery storage system located in the loft. These additions provide excellent practical benefits for modern family living, with the potential to reduce ongoing energy costs.

To the rear, the property enjoys an attractive and manageable garden, measuring approximately 28ft in depth by 31ft in width. Offering a pleasant degree of privacy, the garden features secure fencing, established boundaries, mature planting and a small area of lawn, creating an appealing outdoor space particularly suited to families with children or pets. Two paved patio areas provide inviting spaces for outdoor dining, summer barbecues and relaxing in the sunshine, while the conservatory opens directly onto the garden, allowing the indoor and outdoor spaces to flow naturally together.

A gated side pathway provides convenient access between the front and rear of the property, while the garden offers an appealing balance of outdoor space and ease of maintenance. With generous parking, established planting and a range of energy-conscious improvements, the outside space complements the practicality and versatility of the house beautifully.

The Location...

Marlow Drive occupies a desirable position on the northern side of Haywards Heath, within an established residential neighbourhood conveniently situated between the town centre and the picturesque village of Lindfield. The immediate area is particularly appealing to families, with Northlands Wood Primary Academy, a Tesco Express, doctors' surgery, children's play area and local bus services all within a short walk. The Princess Royal Hospital is also nearby, while the surrounding neighbourhood offers a pleasant balance of residential living, green spaces and everyday convenience. Haywards Heath town centre provides an excellent selection of shops, cafés, restaurants and leisure facilities, alongside a mainline railway station offering regular services to London, Brighton and Gatwick Airport.

Just a short distance away, Lindfield is widely regarded as one of Mid Sussex's most attractive villages, celebrated for its historic High Street, independent shops, traditional pubs and picturesque Common. The village offers a wonderful sense of community, with an abundance of countryside walks and recreational opportunities on the doorstep. The wider area is equally well connected, with easy access to the A23 providing routes towards Brighton, Gatwick and the motorway network, while the South Downs National Park offers beautiful open countryside to explore. Combining excellent schooling, convenient transport connections and the charm of nearby village life, this is a location that continues to appeal to families and commuters alike.

The Finer Details...

Tenure: Freehold
Local Authority: Mid Sussex District Council
Council Tax Band: F
EPC Rating: To be confirmed
Heating: Gas central heating, with a combination boiler replaced approximately six years ago. Underfloor heating to the ground-floor fifth bedroom.
Energy Efficiency: Solar panels installed approximately three years ago, with a 10kWh battery storage system located in the loft.
Electric Vehicle Charging: Private EV charging point to the front of the property.
Parking: Private driveway providing off-road parking for several vehicles.
Broadband: Availability and speeds to be confirmed.
Mobile Coverage: Buyers are advised to check coverage with their preferred provider.

Council Tax, EPC and Services: All information should be independently verified by prospective purchasers and their legal representatives.