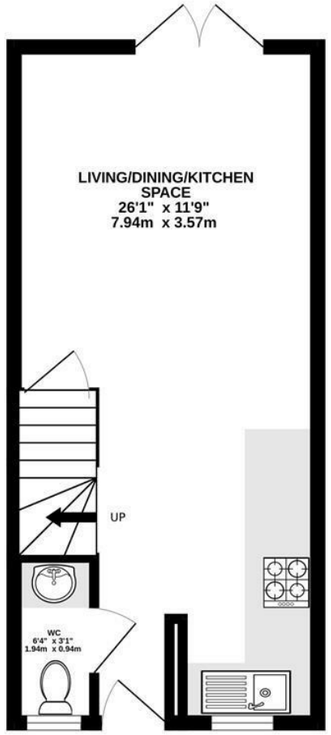
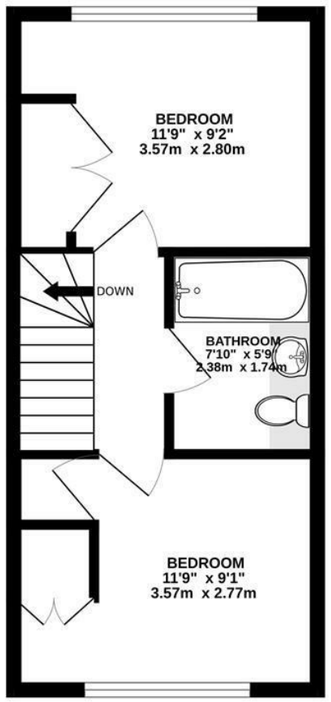
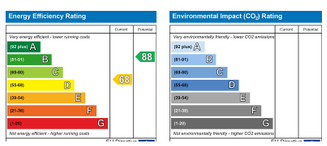
GROUND FLOOR
305 sq.ft. (28.4 sq.m.) approx.



1ST FLOOR
305 sq.ft. (28.4 sq.m.) approx.



TOTAL FLOOR AREA : 611 sq.ft. (56.7 sq.m.) approx.
Plans for illustration purposes only. Intending purchasers should check measurements personally.
Made with Metropix ©2026



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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.







14 The Hornbeams, Burgess Hill, RH15 8XA

Price £330,000 Freehold

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What we like.

* Reconfigured, open plan, ground floor accommodation.

* Refitted kitchen, bathroom and cloakroom.

* Two double bedrooms.

* Attractive well tended rear garden.

* Two parking bays.

* Comfortable walk of St Paul's school and Triangle Leisure Centre

The Property.
A well-presented two double bedroom mid-terraced house, situated in a quiet and convenient close on the western outskirts of Burgess Hill. The property is within easy walking distance of St Paul's School and The Triangle Leisure Centre.

The accommodation has been updated and improved by the current owners since 2022, including a refitted kitchen, bathroom and cloakroom, a replacement gas-fired boiler and redecoration throughout.

Outside, the property benefits from a well-maintained, enclosed rear garden and driveway parking to the front for two vehicles.

Accommodation.
The ground floor has been reconfigured to create an open-plan living space, incorporating a refitted kitchen to the front with a comprehensive range of wall and floor units and integrated appliances. The sitting area benefits from double doors opening onto the rear garden, while a contemporary cloakroom completes the ground floor accommodation.

On the first floor, the landing leads to two double bedrooms, both with fitted wardrobes, and a modern refitted bathroom suite.

Gardens and Parking.
The rear garden is a particular feature being enclosed and well tended There are level areas of lawn, patio and decking relieved by raised planters as well as a good size garden shed. Beyond which is an attractive lightly wooded aspect. To the front of the house is a neat area of garden as well as two parking bays.



Location.
The Hornbeams is a sought-after residential road positioned on the western outskirts of Burgess Hill. This peaceful location is particularly well placed for families, offering easy access to a range of highly regarded primary and secondary schools, including the popular St Paul's Catholic College. The Triangle Leisure Centre is close by, and the A23 is easily accessible, making this an ideal spot for both local and commuter travel.

Burgess Hill town centre offers a wide variety of amenities, including a Waitrose supermarket, independent shops, cafés, restaurants, and further leisure facilities. For commuters, the property enjoys excellent transport links, with Burgess Hill Station approximately 1.6 miles away, providing regular direct services to London Victoria and London Bridge in around 50 minutes, as well as convenient connections to Gatwick Airport and Brighton.

Surrounded by stunning countryside and picturesque villages including Hassocks and Ditchling, the area offers a perfect balance of semi-rural charm and modern convenience.

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

Finer Details.
Tenure: Freehold
Title Number: WSX222986
Local Authority: Mid Sussex District Council
Council Tax Band: C
Available Broadband Speed: Ultrafast up to 1800 Mbps







