

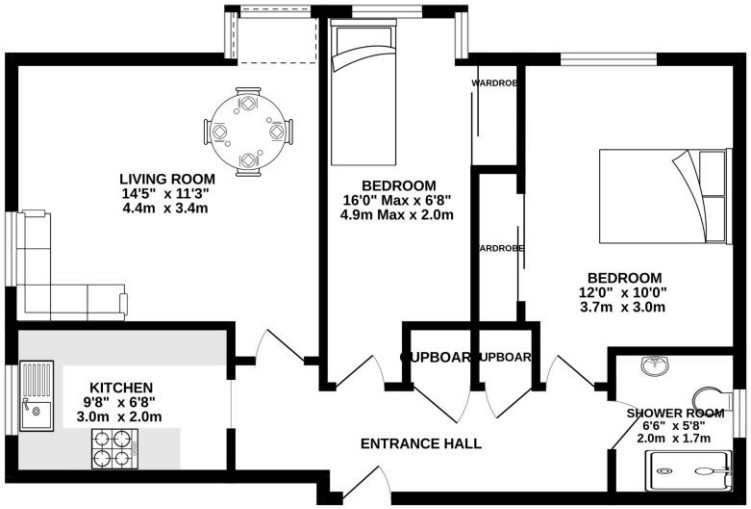
THE HARMAN GROUP

Flat 7, Walstead Lodge, Franklynn Road, Haywards Heath, RH16

Guide Price: £230,000 to £240,000

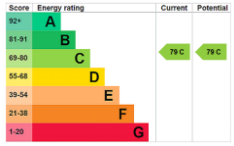
- 977-year lease with share of freehold
- Immaculately presented throughout
- Stylish dual aspect living/dining room
- Modern high-gloss kitchen with excellent prep space
- Two double bedrooms with built-in wardrobes
- Re-fitted shower room with walk-in shower
- Allocated and visitor parking spaces
- Convenient location within the town

FIRST FLOOR
630 sq.ft. (58.5 sq.m.) approx.



TOTAL FLOOR AREA : 630 sq.ft. (58.5 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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An immaculately presented and tastefully presented two bedroom first floor apartment, ideally positioned within a well-managed development just a short walk from the hospital, town centre and railway station. Occupying one of the most desirable positions within the building, this bright south and west-facing apartment enjoys a peaceful rear corner setting away from main roads, flooding the accommodation with natural light throughout the day.

Accessed via a secure entry system, the accommodation comprises a welcoming entrance hall with built-in storage cupboards, a stylish dual aspect living/dining room with south and west-facing windows, and a separate modern kitchen fitted with an extensive range of contemporary white high-gloss units. The kitchen also offers excellent preparation space, ample storage and natural light via a window for ventilation.

Both bedrooms are generously sized and benefit from built-in wardrobes, while the shower room has been finished to a high standard with a modern suite and oversized walk-in shower enclosure.

Outside, the property benefits from an allocated parking space together with additional visitor parking.

Ideally situated just a five minute walk from the hospital and town centre, and approximately fifteen minutes on foot to the railway station, this exceptional apartment combines convenience, comfort and style in equal measure.

Tenure: Share of Freehold 977 years
Service Charge £1,293 Per Annum
Ground Rent £50 Per Annum
Local Authority: Mid Sussex District Council
Council Tax Band: C
Services: Mains Gas Electric Water

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