

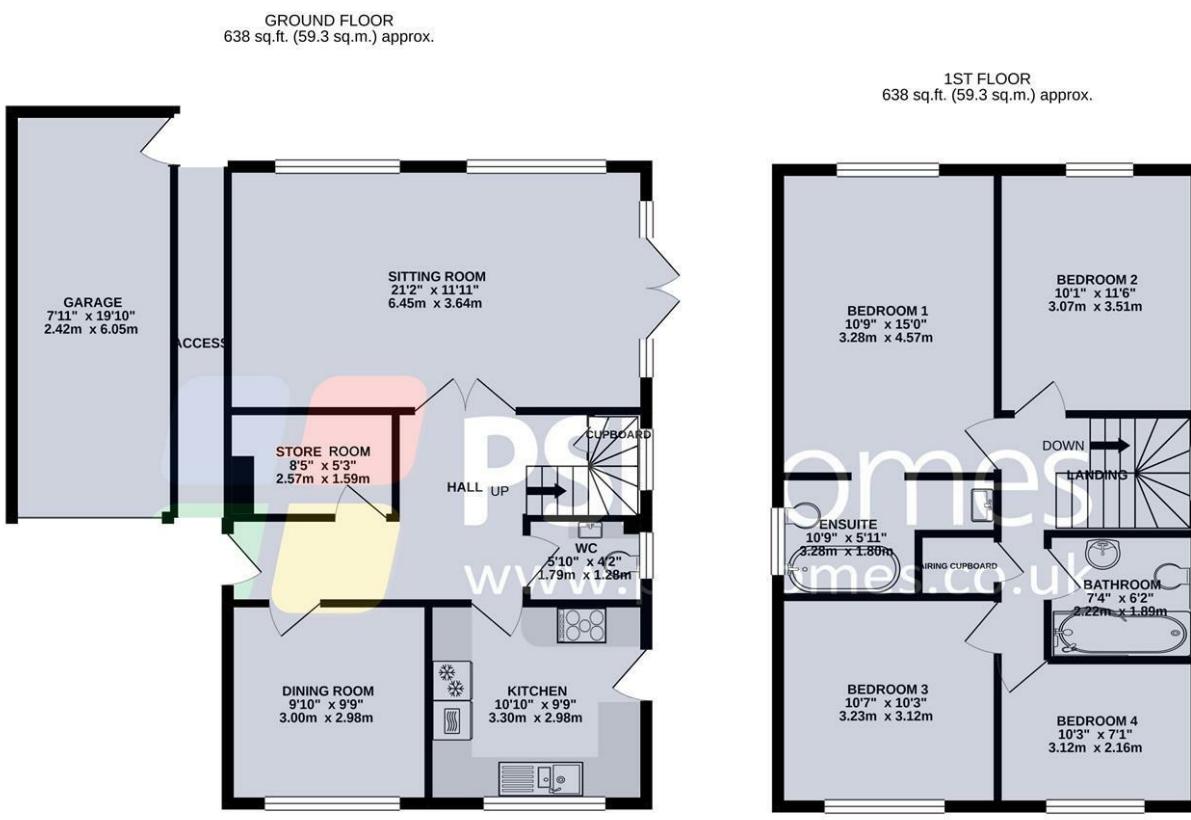


BRITISH
PROPERTY
AWARDS
2019



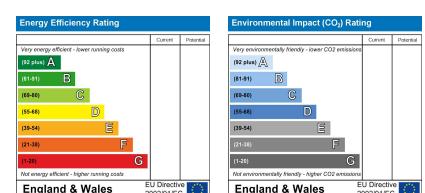
GOLD WINNER

ESTATE AGENT IN
HAYWARDS HEATH



AREA EXCLUDES GARAGE & ACCESS

TOTAL FLOOR AREA: 1276sq.ft. (118.5 sq.m.) approx.
Whilst every effort has been made to ensure the accuracy of the information 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. The services 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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21 Drummond Close, Haywards Heath, West Sussex, RH16 4DB

Price £550,000 Freehold



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VIEWING BY APPOINTMENT WITH PSP HOMES

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21 Drummond Close, Haywards Heath, West Sussex, RH16 4DB

What we like...

- * Quiet cul-de-sac position within easy walk of Victoria Park, the town centre and mainline station.
- * Greatly improved and for sale in pristine order throughout.
- * Beautiful 100ft garden with plethora of flowers, plants, trees and shrubs.
- * Superb 21ft sitting room across the entire rear of the house.
- * Four well-proportioned bedrooms and two stylish bathrooms.

The House...

This excellent detached family home occupies a most convenient central location, in a quiet cul-de-sac close to the town centre and just a mile to Haywards Heath's mainline station via the adjacent Victoria Park.

The house was built in the mid-1970s and current owners have undertaken a thorough refurbishment programme in recent years to offer the house for sale in immaculate order throughout – perfect for those looking for a 'turn-key' purchase.

The ground floor is arranged around a central hallway and boasts spacious, highly versatile accommodation that is perfect for family living. The sitting room stretches across the entire of the house and extends to an impressive 21ft, with a dual aspect overlooking the garden.

The dining room sits adjacent to the kitchen, but could be used a family room, if required. The kitchen itself is modern and has been refitted in recent years with cream shaker-style units, a range of integrated appliances (hob, double oven, dishwasher, fridge/freezer) and side door. There is the potential to remove the interconnecting wall to create an open plan kitchen/diner, if required.

The ground floor also boasts an enormous store room (8ft x 5ft), which could be turned into a study by installing a window. The cloakroom has also been tastefully refitted.

A turned staircase rises to the first floor, which incorporates four well-balanced bedrooms. The master is a sizable double, enjoys a beautiful outlook over the garden and its own stylish en-suite bathroom. The remaining three bedrooms (two doubles, one good single) are served by the contemporary family bathroom with underfloor heating and overhead power shower.

Further attributes include gas central heating, uPVC double glazing, recently laid carpets and neutral décor throughout.

Step Outside...

The rear garden has clearly been passionately maintained, extends to approximately 100ft in depth and is arranged over several levels. There is a large level terrace that sits adjacent to the house and is perfect for 'al-fresco' dining and barbecues. There are then two tiers that are bursting with beautiful flowers, trees, shrubs and plants – giving a truly stunning outlook in the summer months.



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Steps lead up to a higher, level tier which is also well-stocked with plants but could be lawned, if required.

The garden is home to a plethora of birds and wildlife and there is even a chicken coop to keep hens and ornate fishpond. There are two greenhouses and side access also.

To the side is a detached single garage with power & lighting and driveway parking. The front garden is perfectly manicured and gives a great first impression.

The Location...

Drummond Close is a quiet no through residential close situated in the heart of Haywards Heath. This particular home enjoys a favoured position at the end of the cul-de-sac, backing on to the park. This location offers a great deal of convenience without the 'hustle & bustle' of the town centre, which is a 5 minute walk and offers a wide range of shopping & café facilities including The Orchards Shopping Centre, Marks & Spencer's, Costa Coffee & Café Nero. For further restaurants & bars, The Broadway is just over a half-mile distant and offers Cote Brasserie, Zizzi and Café Rouge and a range of other independent bars including Lockhart Tavern and Orange Square. Haywards Heath station provides swift & frequent commuter services into London (Victoria/London Bridge in 47 mins), Brighton and Gatwick International Airport and is just a mile distant.

SCHOOLING: The local area is well represented in both public & state schools including St. Wilfred's C of E, St. Josephs Catholic School, Oathall Community College and Warden Park Secondary School.

Information

Tenure: Freehold

Local Authority: Mid Sussex District Council

Council Tax Band: F

Services: Mains drainage, mains gas, mains electric (none tested)

