



19 Ormerod Court, Haywards Heath, West Sussex RH16 3AU Guide Price £250,000-£260,000

FREEHOLD\*



**MANSELL  
McTAGGART**  
Trusted since 1947





A FREEHOLD 2 bedroom ground floor flat with garage in this well managed complex on the edge of the town centre close to the shops, Broadway, Clair Park and railway station.

- Part of a very well managed complex on the edge of the town centre
- Low annual outgoings: service charge £660 per annum and buildings insurance £195 per annum
- Private front and rear entrance
- Private covered patio at rear
- Garage in nearby block (1 of only 10)
- Good size living room with fireplace
- Separate kitchen with door out to private patio
- 2 double size bedrooms and shower room
- Requires cosmetic updating throughout
- Double glazed windows
- Gas heating to radiators
- Great location close to shops and Broadway
- 5 minute walk to railway station and Waitrose
- For sale with immediate vacant possession
- EPC: C - Council Tax Band: C



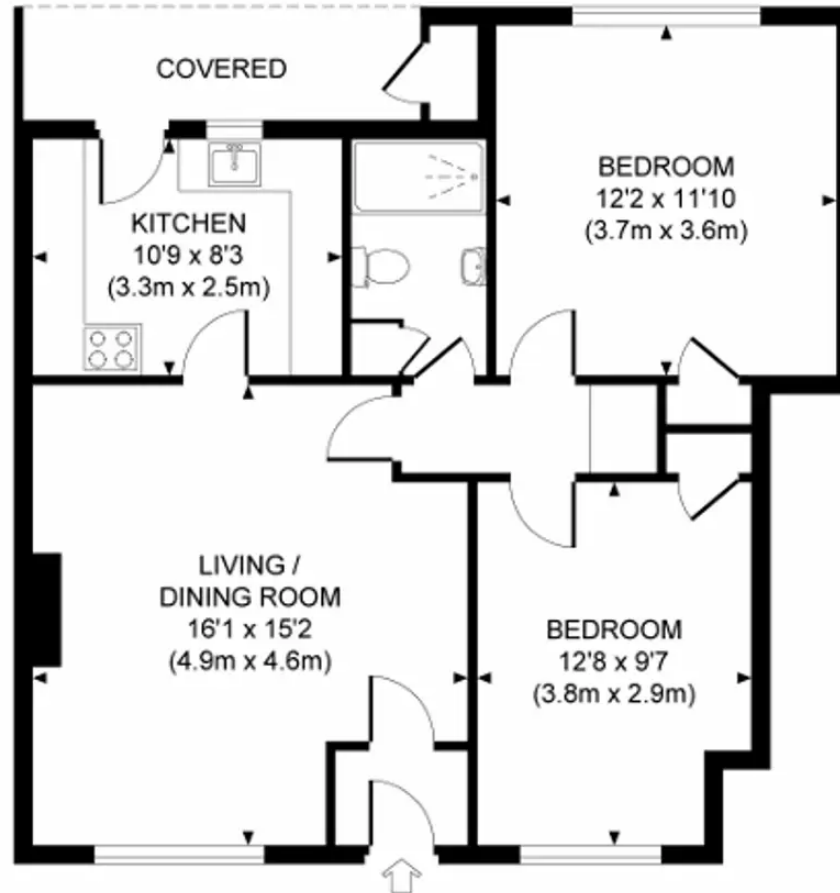
**\* If you require a mortgage on an outright freehold flat you need to go to NatWest Bank only**



Ormerod Court is located on the corner of Heath Road and Perrymount Road at the northern end of the Broadway and is therefore ideally placed within a short walk of the numerous restaurants, cafes and bars. The town centre with its extensive range of shops and stores is also very close by whilst the railway station is within 500 yards providing fast commuter links to London, Gatwick and Brighton. The town has numerous leisure groups, sports clubs and a leisure centre. Schools are well represented throughout the town and there are several primary schools, secondary schools and 6th form college within walking distance. By road, access to the major surrounding areas can be gained via the A272 and the A/M23, the latter lying about 5 miles to the west at Bolney or Warninglid.



Approximate Gross Internal Area  
676 sq ft / 62.8 sq m



## Mansell McTaggart Haywards Heath

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