



18 Wellswood, Haywards Heath, West Sussex RH16 4FQ

Guide Price £425,000

FREEHOLD



**MANSELL
McTAGGART**
Trusted since 1947



A versatile, 3/4 bedroom, 2 bathroom end of terrace town house with a garage, new carpets and redecorated throughout tucked away in a quiet cul-de-sac on the Southern side of town, close to the hospital and within a short walk of the town centre.

- Versatile town house with up to 4 bedrooms
- Redecorated & new carpets throughout
- Cul-de-sac location near Princess Royal Hospital
- For sale with immediate vacant possession
- Garage in block behind
- Ground Floor: cloakroom, study/bedroom 4, kitchen/living room
- 1st Floor: sitting room, master bedroom suite
- 2nd Floor: 2 further big bedrooms & refitted bathroom
- 1.2 mile walk to railway station
- Estate Charge: £630 per annum (approx.) payable 6 monthly. Labryinth Management Ltd.
- EPC rating: C
- Council Tax Band: E

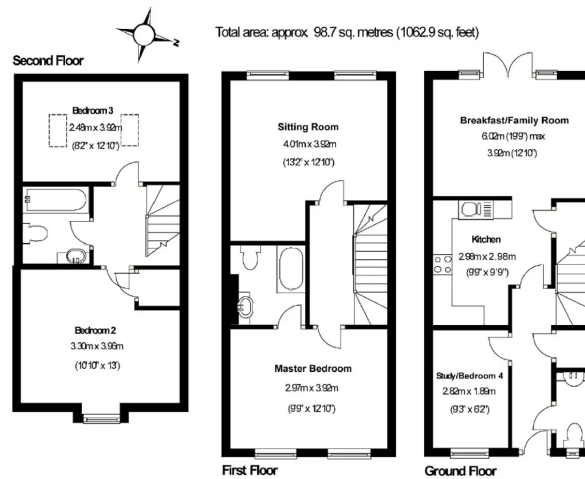


Location

Wellswood is a pleasant cul-de-sac off Colwell Gardens which, in turn, is located off Colwell Road on the town's southern side and is made up of other similar style and aged properties. Local facilities include the hospital, local shops, including a Sainsbury's local store and a Co-op store at the petrol services in Franklynn Road. There are several primary schools within walking distance and children from this side of town fall into the catchment area for Oathall Community College with its own farm in neighbouring Lindfield. The town also has a 6th form college and a leisure centre. The town's main shopping areas of South Road and the Orchards are within a mile where there is an extensive range of shops and stores. The fashionable Broadway is a little further with its range of cafes, bars and restaurants as well as the mainline railway station which offers fast commuter services to London (Victoria/London Bridge 47 mins), Gatwick Airport (15 mins) and the south coast (Brighton 20 mins).

By road, access to the major surrounding areas can be gained via the new Haywards Heath A272 relief road and the A/M23, the latter lying approximately 6 miles to the west at Bolney.





Mansell McTaggart Haywards Heath

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