



9 Clair Court Perrymount Road, Haywards Heath, West Sussex, RH16 3EE

£860 Per Calendar Month

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COMMUTER CONVENIENCE// A large one bedroom top floor flat situated at the rear of a gated complex away from busy roads, backing onto Clair Park within a 5 minute walk to Waitrose, Sainsbury's, the Broadway and the railway station. Offered unfurnished and available early March 2021.

The Property

The accommodation is spacious & well arranged with the L shaped reception room being the hub of the home. This room has plenty of space for both sitting & dining area. The kitchen is fully fitted with breakfast area, ample storage & prep space and appliances (cooker, washing machine/dryer, fridge/freezer).

The bedrooms is a good size double room with wardrobe and the bathroom is tiled with a white suite, overhead shower & heated towel rail.

Further benefits include allocated parking, secure entry system, gas fired central heating, double glazing and neutral décor.

Location

Clair Court is a purpose built block of apartments, tucked away off of Perrymount Road, in an ideal position for Haywards Heath's mainline station - perfect for commuters. Haywards Heath's mainline station provides fast & regular services to London (Victoria/London Bridge in approx 47 mins), Brighton (20 mins) and Gatwick International Airport (20 mins). The Broadway is the buzzing social centre of the town with a range of restaurants, bars & cafes, including Cote Brasserie, Cafe Rouge, Orange Square, Pizza Express, La Campana Tapas and Lockhart Tavern. Waitrose and Sainsbury's Superstores are both with easy walking distance whilst The Orchards Shopping Centre is a half-mile distant with Marks & Spencers. By car, surrounding areas are accessed via the A272 or the A23(M), with the latter lying five miles west at Bolney/Warninglid.

The property backs onto Clair Park and the cricket field.

Information

Council Tax Band: B

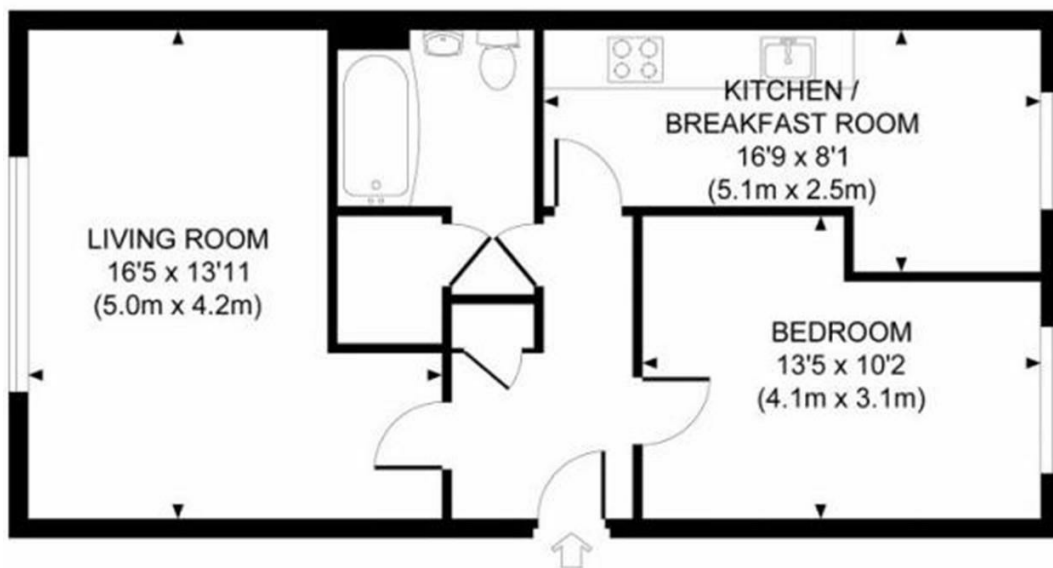
Permitted Fees:

Holding deposit - one weeks rent

Deposit - five weeks rent

The holding deposit will be refunded against the first month's rent but can be retained if the applicant withdraws from the property, fails the reference checks due to false or misleading information.

Approximate Gross Internal Area
556 sq ft / 51.6 sq m



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

Environmental Impact (CO ₂) Rating		Current	Potential
Very environmentally friendly - lower CO ₂ emissions			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not environmentally friendly - higher CO ₂ emissions			
England & Wales		EU Directive 2002/91/EC	



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