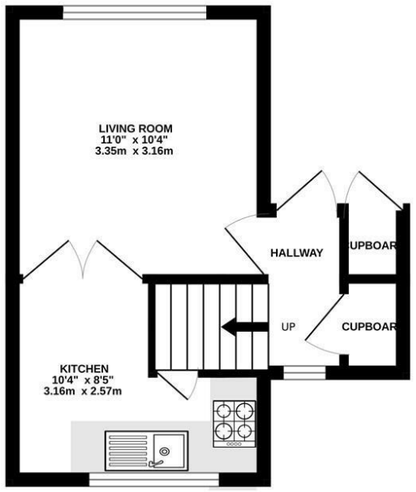
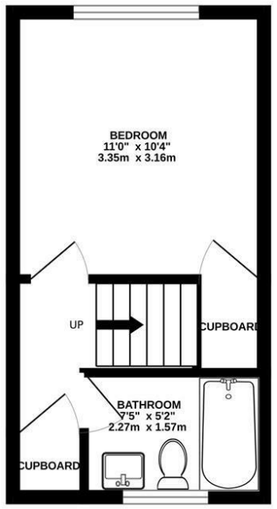
GROUND FLOOR
239 sq.ft. (22.2 sq.m.) approx.

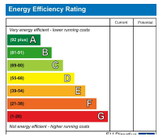


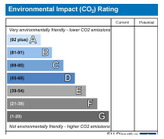

FIRST FLOOR
208 sq.ft. (19.3 sq.m.) approx.




TOTAL FLOOR AREA : 446 sq.ft. (41.5 sq.m.) approx.

Plans for illustration purposes only. Intending purchasers should check measurements personally.
Made with Metropix ©2026

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54 Church Road, Burgess Hill, West Sussex, RH15 9AE. TELEPHONE 01444 250999

Much care is taken in the preparation of our particulars, but we cannot guarantee the information given is accurate.
Property details are issued a general guide only and may not form any part of an offer or contract. We recommend intending purchasers check details personally.

**25 Withy Bush, Burgess Hill, RH15 8TT**

**Price £255,000 Freehold**

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# 25 Withy Bush, Burgess Hill, RH15 8TT

What We Like.

* Light, spacious accommodation throughout.

* Modern fitted kitchen.

* Fine refitted bathroom.

* Large double bedroom.

* Generously proportioned living room.

* Private enclosed garden with double width driveway.

**The Property.**
A well-presented one-bedroom house tucked away in a quiet position within the highly regarded West End Meadows development. The light and spacious accommodation is arranged over two floors and includes an entrance hall, a bright living room, a modern fitted kitchen, a first-floor landing, a generous double bedroom and a beautifully refitted bathroom.
Outside, the property benefits from a larger-than-average enclosed garden and a double-width driveway providing excellent off-road parking. Withy Bush offers a peaceful residential setting while remaining conveniently close to Burgess Hill's comprehensive range of shops, amenities and transport links.

**Accommodation.**
On the ground floor, the entrance hall includes a deep storage cupboard and the staircase rising to the first floor. It leads through to a spacious living room featuring a large picture window that overlooks the rear garden, creating a bright and welcoming space. Beyond this lies the modern kitchen, fitted with a comprehensive range of units, a built-in oven, hob and cooker hood, along with space for several appliances.
Upstairs, the first-floor landing provides access to a generous double bedroom and a beautifully refitted bathroom.

**Gardens and Parking.**
The property enjoys a good-sized, south-west-facing rear garden, fully enclosed by close-boarded fencing to provide a high degree of privacy. At the far end of the garden is a double-width driveway with gated access, offering secure off-road parking.

**Location.**
The property is tucked away in a quiet and peaceful corner of Withy Bush, a residential area located on the western outskirts of Burgess Hill. Its position offers a sense of privacy while still being conveniently close to key local amenities. The Triangle Leisure Centre is just a short distance away, providing a range of fitness and recreational facilities, and the nearby A23 offers quick and easy access for commuters travelling to Brighton, Gatwick, or London. This combination of tranquillity and connectivity makes the location ideal for both families and professionals alike.

Burgess Hill town centre offers a wide variety of amenities, including a Waitrose supermarket, independent shops, cafés, restaurants, and further leisure facilities. For commuters, the property enjoys excellent transport links, with Burgess Hill Station approximately 1.6 miles away, providing regular direct services to London Victoria and London Bridge in around 50 minutes, as well as convenient connections to Gatwick Airport and Brighton.

Surrounded by stunning countryside and picturesque villages including Hassocks and Ditchling, the area offers a perfect balance of semi-rural charm and modern convenience.

**Further Attributes.**
Further attributes include double glazing, modern electric radiator heating, refitted carpets and floor coverings throughout and no ongoing chain.

**Finer Details.**
Finer Details. - Tenure: Freehold
Title Number: WSX144549
Local Authority: Mid Sussex District Council
Council Tax Band: B
Available Broadband Speed: Ultrafast up to 1800 Mbps