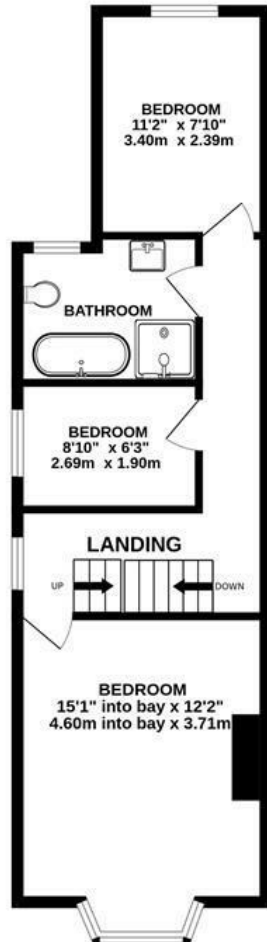


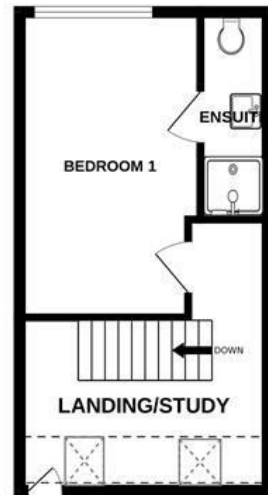
GROUND FLOOR
597 sq.ft. (55.5 sq.m.) approx.



1ST FLOOR
490 sq.ft. (45.5 sq.m.) approx.

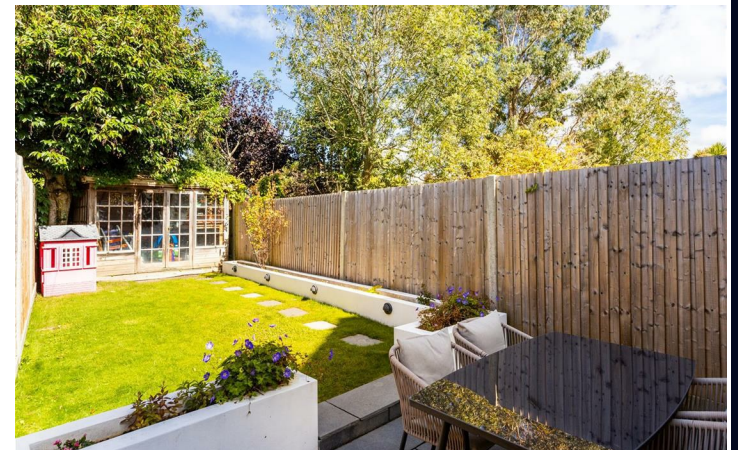
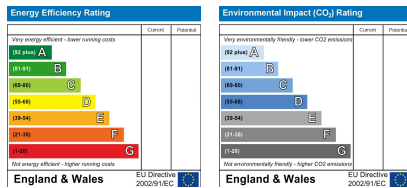


2ND FLOOR
286 sq.ft. (26.6 sq.m.) approx.



TOTAL FLOOR AREA: 1374 sq.ft. (127.6 sq.m.) approx.

Plans for illustration purposes only. Intending purchasers should check measurements personally.
Made with Metropix ©2024



41 Queens Road, Haywards Heath, West Sussex, RH16 1EG

Guide Price £600,000 Freehold

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VIEWING BY APPOINTMENT WITH PSP HOMES

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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.

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41 Queens Road, Haywards Heath, West Sussex, RH16 1EG

Guide Price £600,000 - £650,000

What we like...

- * Red brick, bay fronted façade create lots of attractive kerb-appeal.
- * Retained character coupled with contemporary, modern spec.
- * Social kitchen/diner with bi-folds onto landscaped garden.
- * Two separate reception rooms offering flexibility.
- * Prime location for Haywards Heath Station - perfect for a commuter.

Guide Price £600,000 - £650,000

The Home...

If you're looking for a period home and need to be close to the station then look no further than this fabulous Victorian semi-detached home on Queens Road, Haywards Heath.

Whilst the red brick, bay-fronted façade is utterly timeless, internally the period character continues with a modern twist, with contemporary finishes and taste interiors throughout. Upon entry this feel is personified by the patterned tiled hall flooring.

The sitting room is a cosy retreat with a classic bay window with bespoke plantation shutters. The log burner provides a natural focal point, especially on a chilly winter's evening and bespoke alcove cabinetry provides useful storage. The room faces south and is filled with light throughout the day.

Just over the hall, the dining room is a flexible space and works equally well as a family room/play room, flowing through to the kitchen.

The kitchen was extended in 2017 to create a superb, social kitchen/diner. The shaker-style cabinetry sits under wooden countertops and there is a range of integrated appliances including two Neff ovens, gas hob, dishwasher and wine cooler. This space is flooded with natural light through a large skylight and the bi-fold doors allow you to spill out into the garden and create the "inside outside" feel so many of us look for from a kitchen.

Off the hall is the essential ground floor cloakroom, which is tastefully finished.

Off to bed...

On the first floor you have three of the four bedrooms. To the front is a really generous double with bay window and chimney breast providing natural space either side for wardrobes. The picture rails are a gentle nod to the original age of the home.

The third and fourth bedrooms are perfect for children or guests.

All first floor bedrooms are served by the beautiful family bathroom. This stylish space has tastefully refitted and is the perfect spot to unwind with a standalone bathtub. For the busier mornings you have a separate walk-in shower.

The loft has been converted and the space has really been maximised. The landing doubles up as a generous study area – perfect for those who work from home, particularly as there is a ultrafast broadband connection with up to 8,000 mbps download.

The master bedroom is a good size double and has its own stylish ensuite shower room.



The house has high performance double glazing and gas fired central heating.

Stepping Outside...

Heading outside, the rear garden has been tastefully landscaped. The patio sits adjacent to the bi-folds and is the perfect spot for some 'al-fresco' dining. The contemporary, rendered raised beds provide pretty flowers and plants and the level expanse of lawn is ideal for children to play. The summer house is handy storage and could easily be replaced by a more substantial garden studio, if preferred.

There is a handy side space, perfect to hide away the bins and gated access that leads to the front.

To the front is driveway parking for a couple of cars.

Out & About...

Queens Road is an established residential road of mainly Victorian/Edwardian/1930s homes and enjoys a most convenient location for Haywards Heaths mainline station, which provides fast and regular commuter services to London (Victoria/London Bridge in approx 47 mins), Brighton and Gatwick International Airport. Additionally, Waitrose Superstore is within easy walking distance with a café and wine bar. There are a variety of other local amenities within close proximity including a convenience store while Sainsburys Superstore and the Dolphin Leisure Centre are also within walking distance. By road, surrounding areas can be easily accessed via the A272 and A23(M) with the latter lying approximately five miles west at Bolney/Warminglid.

The property falls into the catchment area for the highly regarded Blackthorns Primary School in Lindfield and for secondary education children usually attend Oathall Community College. There are also a number of private schools within the local area including Great Walstead School, Ardingly College, Hurstpierpoint College and Burgess Hill School for Girls.

The Specifics...

Tenure: Freehold

Title Number: SX119920

Local Authority: Mid Sussex District Council

Council Tax Band: D

Services: Gas fired central heating, mains drainage, mains water & electricity

Available Broadband Speed: Ultrafast (up to 8000 mbps download)

We believe the above information to be correct and it is provided in good faith but we cannot guarantee its accuracy.

