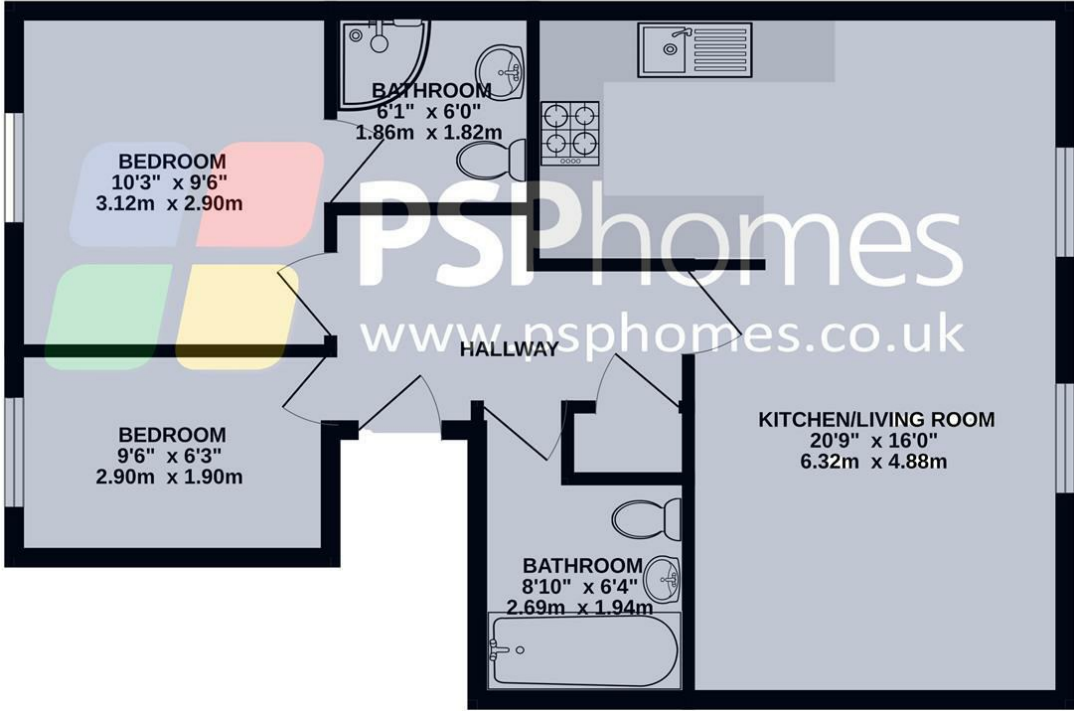
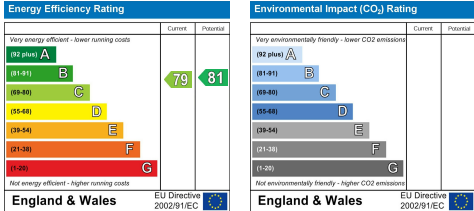


579 sq.ft. (53.8 sq.m.) approx.



TOTAL FLOOR AREA : 579 sq.ft. (53.8 sq.m.) approx.
Plans for illustration purposes only. Intending purchasers should check measurements personally.
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25 Kendall Court Southdowns Park, Haywards Heath, RH16 4SX

Offers In Excess Of £205,000 Leasehold

25 Kendall Court Southdowns Park, Haywards Heath, RH16 4SX

What we like...

- * Light & airy accommodation with large sash windows.
- * Superb communal gardens.
- * Offered with no onward chain.
- * Allocated Parking

The Apartment. . .

This first-floor apartment forms part of the popular 'Southdowns Park' development, a Grade II listed Victorian hospital and boasts spectacular communal gardens.

This bright apartment is neutrally decorated and flooded with natural light. The open-plan living room is perfect to entertain in and the kitchen has space for a range of appliances.

The larger bedroom is a good-sized double and enjoy a pleasant leafy outlook, with a en-suite shower room. The second bedroom is also a double or perfect home office. Both are served by the neutral bathroom.

Further attributes include gas central heating, allocated parking and use of the beautiful communal gardens and gym.

Step Outside. . .

The residents of Southdowns Park have access to glorious, south facing communal gardens. This park-like space is wonderfully maintained, with far-reaching views towards the South Downs and several different seating areas and lawns. A beautiful space for a morning coffee or afternoon picnic.

The Location. . .

Southdowns Park is an imposing Victorian residential building, formerly the St. Francis Hospital. The site was redeveloped in 1999 and is now a luxurious residence consisting of apartments, town and mews houses set within attractive and well-kept communal gardens overlooking the South Downs.



Residents of Southdowns Park have exclusive use of the large, well-equipped gymnasium and membership is available to use the social club, bowling green, two tennis courts and recently refurbished indoor swimming pool. Haywards Heath town centre provides extensive shopping facilities and is just over a mile distant.

The town boasts both Waitrose and Sainsbury's Superstores and an array of bars & restaurants including Cote Brasserie, Rouge, Pizza Express, Prezzo and Zizzi. The mainline station is two miles away offers fast & regular commuter services to London (Victoria/London Bridge in approximately 47 minutes), Gatwick International Airport and Brighton. By car surrounding areas are easily accessed via both the A272 and A23(M) with the latter lying west of Haywards Heath at Warninglid/Bolney.

Further Information. . .

Tenure: Leasehold

Lease: 125 Years from 1997

Maintenance: Approx £1,375 twice yearly - this includes sinking fund contribution, both water rates, lift maintenance, external building maintenance, lighting to communal areas, upkeep of beautiful communal grounds, concierge services, CCTV security & use of gymnasium.

Ground Rent: £150 per annum

Council Tax Band: D

We believe the above information to be accurate but recommend checking personally prior to exchange of contracts.

