



57 Barnmead, Haywards Heath, West Sussex RH16 1UY

Guide Price £425,000 – £450,000

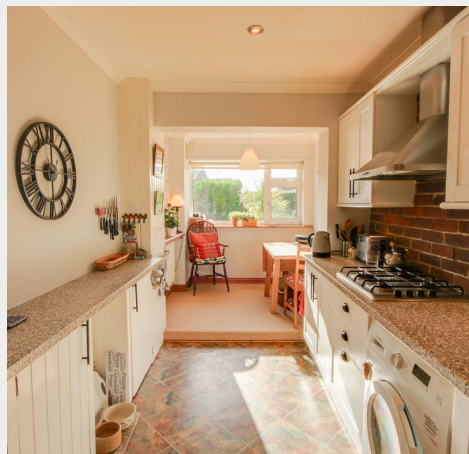


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A very well presented 3 double bedroom mid terraced house with an extended ground floor tucked away in a cul de sac section of this very popular road within a 5 minute walk of Harlands Primary School and a 10 minute walk of the railway station.

- Family home in very popular neighbourhood
- Close to railway station & Harlands School
- Extended kitchen to create breakfast area
- Garage partially converted into a luxurious shower room
- Sitting room with doors out to the rear garden
- 3 double bedrooms and refitted bathroom
- 22' x 20' fully enclosed rear garden
- Driveway parking for 2 cars & front garden
- Warden Park Secondary Academy catchment
- Internal viewing highly recommended
- EPC rating: C - Council Tax Band: D

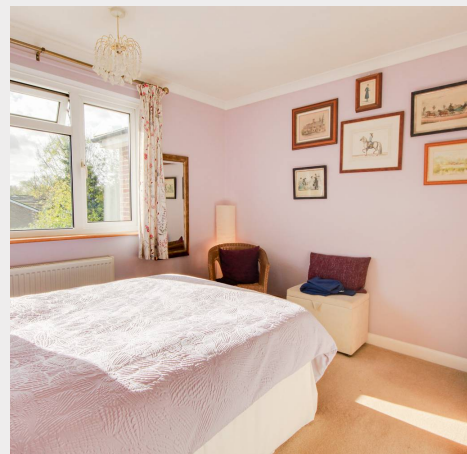


The property is surrounded by houses of similar size and style. Barnmead runs off the Balcombe Road on the north western side of Haywards Heath close to open countryside and within easy walking distance of the mainline railway station, Harlands Primary School, the 6th form college, the Dolphin Leisure Centre and Sainsbury's Superstore.

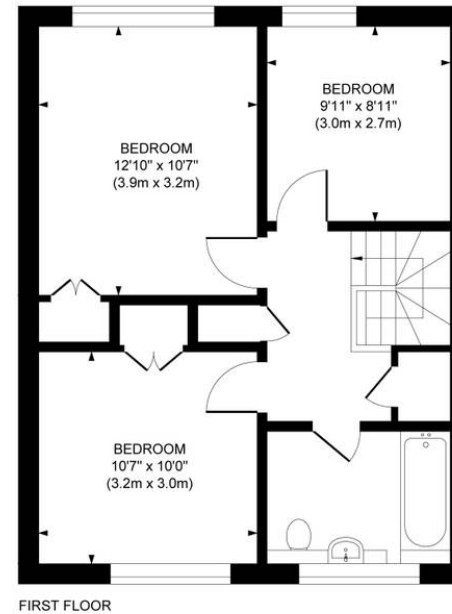
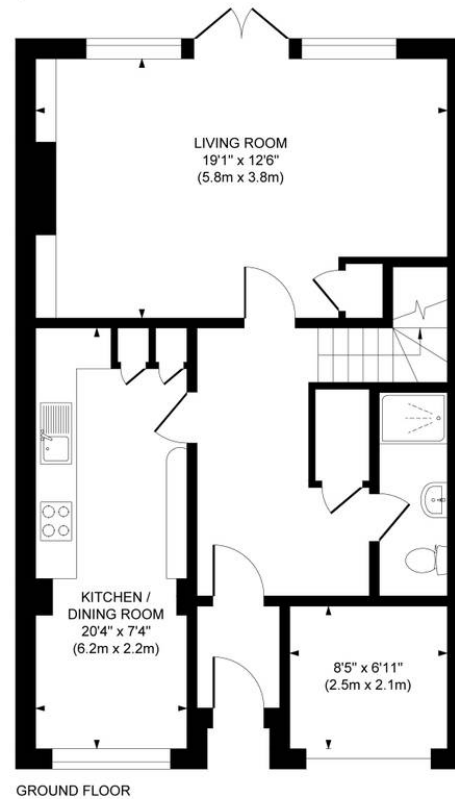
The town centre is 0.9 miles distant and provides an extensive range of shops, stores, restaurants, cafes and bars. By road, access to the major surrounding areas can be gained via the Balcombe Road and the A/M23, the latter lying approximately 4.5 miles to the west at Bolney or Warninglid.

Schools: Harlands Primary (0.2 miles) Central Sussex Sixth Form College (0.4 miles) Warden Park Secondary Academy in Cuckfield (1.5 miles)

Station: Haywards Heath Mainline Station (0.4 miles) providing fast commuter links to London (Victoria/London Bridge 47 mins), Gatwick Airport (15 mins) and the south coast (Brighton 20 mins).



Approximate Gross Internal Area
1171 sq. ft / 108.89 sq. m



This plan is for layout guidance only. Not drawn to scale unless stated. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making decisions reliant upon them.

Mansell McTaggart Haywards Heath
Mansell McTaggart Estate Agents, 7 Muster Green South – RH16 4AP
01444 456431

hh@mansellmctaggart.co.uk

www.mansellmctaggart.co.uk/branch/haywardsheath

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