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53 Sycamore Drive, Burgess Hill, RH15 0GG
£425,000



53 Sycamore Drive

Burgess Hill,

Presented with no ongoing chain this 3 bedroom and 2 bath/shower room semi-detached house was built in 2009 by Crest Nicholson and has not been marketed since then. A particular feature is the particularly spacious light filled living room. Private drive to garage and good size rear garden.

Situated in a quiet courtyard style setting amongst only 10 houses on this select close towards the bottom of Folders Lane, one of the most prestigious roads on the eastern side of town. Ditchling Common Country Park is a 10 minute walk away and the town/mainline station is 1.4 miles away.

The accommodation comprises an entrance hall with stairs to the first floor, a walk-in cupboard beneath and a cloakroom/w.c. The dual aspect kitchen/dining room is fitted with a good range of cupboards and integrated cooking appliances. A particular feature is the large I-shaped living room that is a bright light filled room.

On the landing a hatch opens to the loft and there is an airing cupboard. The master bedroom has 2 sets of double wardrobes and an en-suite shower room. There are 2 further bedrooms and a bathroom.



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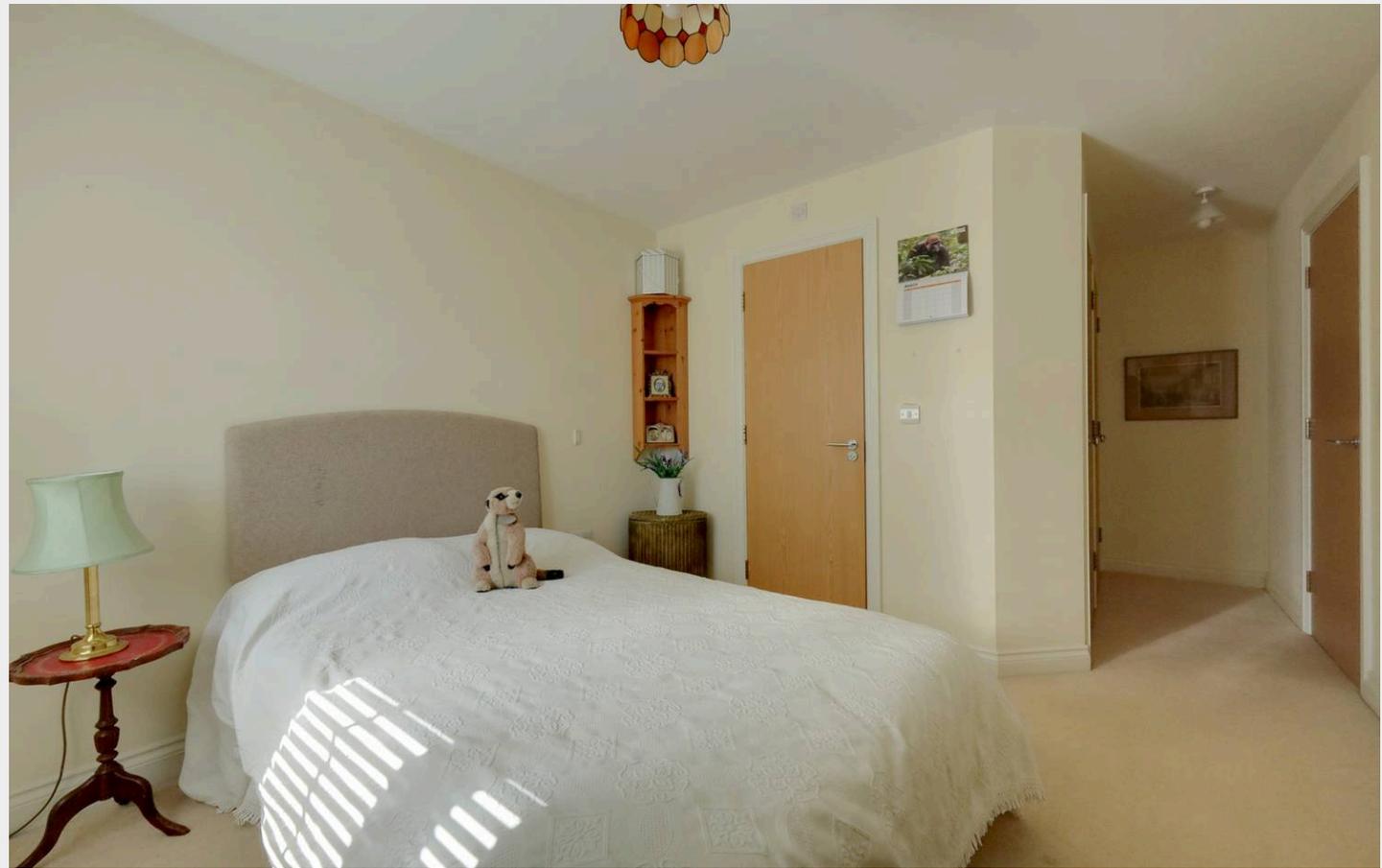
Outside a driveway with space for two cars, flanked by rose beds leads to the pitched roof garage with power, light and pedestrian door to the patio. Side gate to the south east facing 58' x 22' rear garden. A patio abuts the house with an area of pebble-stones and wood chippings. Timber decked seating area. Outside tap.

Benefits include gas fired central heating (The Potterton boiler is located in the kitchen) and uPVC framed double glazed windows.

Estate management charge approx. £370 p/annum.

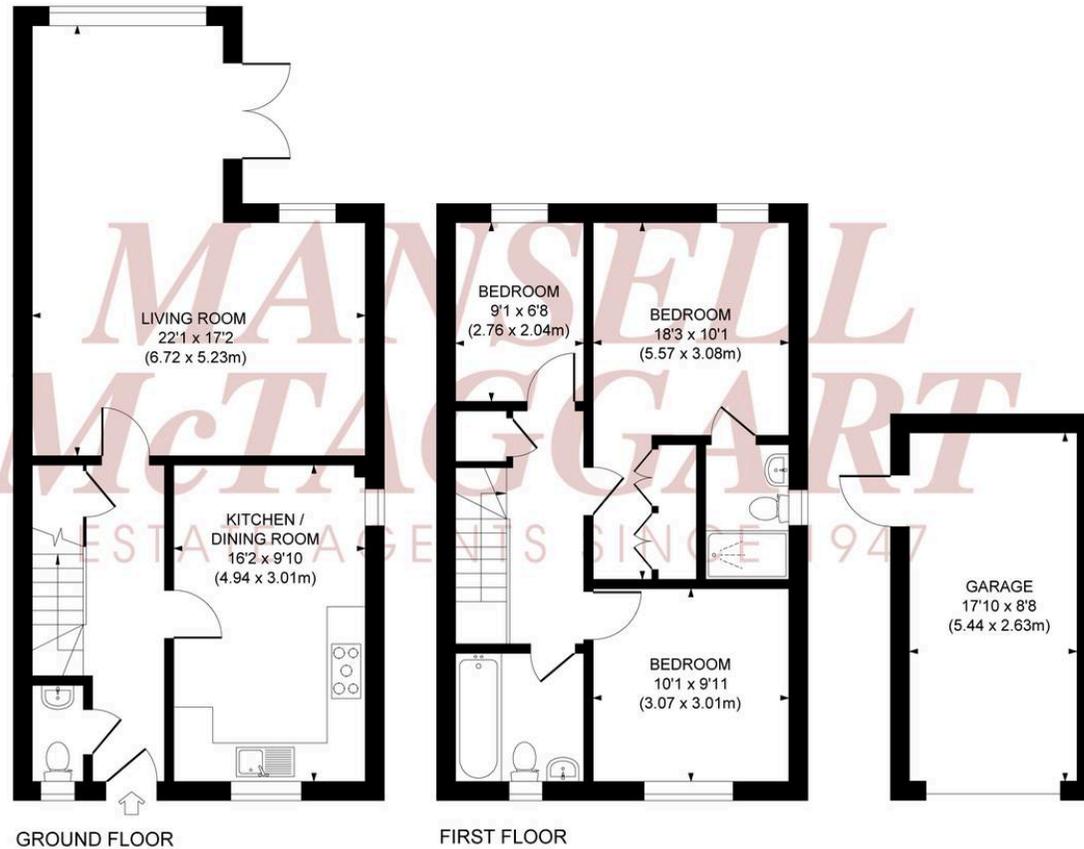
- Entrance Hall
- Kitchen/Dining Room
- Living Room
- Master Bedroom with En-Suite
- 2 Further Bedrooms
- Bathroom
- Private Drive to Garage
- South-East Facing Rear Garden
- No Ongoing Chain
- EPC Rating: C

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Approximate Gross Internal Area

Main House 1,082 sq. ft / 100.55 sq. m
Garage 154 sq. ft / 14.30 sq. m
Total 1,236 sq. ft / 114.85 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 Burgess Hill

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