



**Guide Price**

**£375,000**

**Freehold**

4x  1x  2x 

**London Road, Burgess  
Hill, West Sussex, RH15**

**OVER 60?**

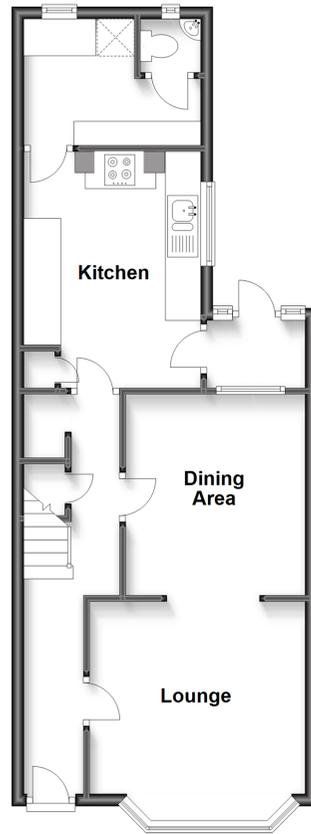
Secure this property  
for up to **59% less!**



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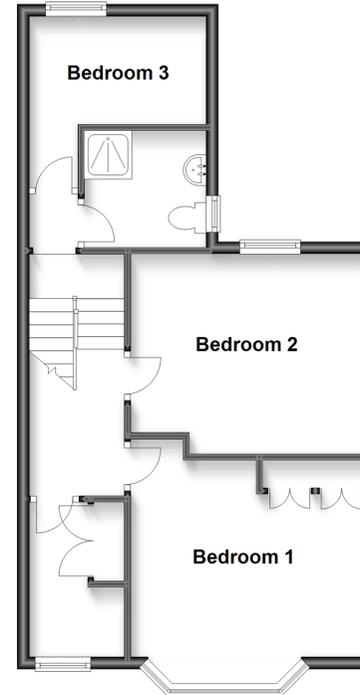
### Ground Floor

Approx. 50.3 sq. metres (541.9 sq. feet)



### Split Level First Floor

Approx. 47.9 sq. metres (516.1 sq. feet)



## Accommodation

### GROUND FLOOR

Hallway

Lounge : 13'0 x 11'7 (3.97m x 3.53m)

Dining Area: 10'11 x 9'8 (3.33m x 2.95m)

Kitchen: 13'0 x 9'7 (3.97m x 2.92m)

Utility Room: 10'4 x 6'8 (3.15m x 2.03m)

Cloakroom

### FIRST FLOOR

Landing

Bedroom 1: 13'8 x 12'9 up to fitted wardrobes (4.17m x 3.89m)

Bedroom 2: 12'10 x 10'8 up to fitted wardrobes (3.91m x 3.25m)

Bedroom 3: 9'8 x 9'2 (2.95m x 2.80m)

Bedroom 4/Study: 8'5 x 5'2 (2.57m x 1.58m)

Shower Room

### OUTSIDE

Rear Garden

Off Road Parking



## Main features

- Period property
- 3 x Double bedrooms and a 4th bedroom/study
- Utility room
- Walking distance to train station & town centre
- Easy access to A23
- Off road parking

## Nearest Schools

Primary Schools: St Wilfrid's Catholic Primary, Burgess Hill 0.2 miles, Sheddingdean Community Primary 0.4 miles  
Secondary Schools: Oakmeads Community College 0.4 miles, St Paul's Catholic College 0.9 miles  
Further Education: St Paul's Catholic College 0.9 miles

## Transport Information

Train Stations: Burgess Hill 0.5 miles, Wivelsfield 0.9 miles, Hassocks 2.3 miles

## Address

London Road, Burgess Hill, West Sussex, RH15

## Directions

For directions to this property please contact us.



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Call Haywards Heath Branch 01444 411132 ■ [cubittandwest.co.uk](http://cubittandwest.co.uk)



- Legal advice should be taken to verify fixtures/fittings, planning, alterations and/or lease details
- Appliances & services are untested, dimensions are approximate and floor plans are not to scale
- Through a Homewise Home For Life Plan people aged 60+ can secure this property for up to 59% less, by purchasing a Lifetime Lease.



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