



**Price**  
**£850,000**

**Freehold**

5x  3x  2x 

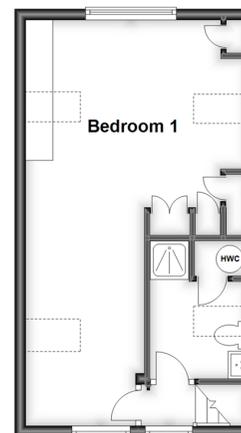
**Theobalds Road,  
Burgess Hill,  
West Sussex, RH15**

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**Ground Floor**  
Approx. 153.8 sq. metres (1655.8 sq. feet)



**First Floor**  
Approx. 30.1 sq. metres (323.7 sq. feet)



## Accommodation

### GROUND FLOOR

Hallway  
Kitchen/Living Room: 36'11 x 13'0 (11.26m x 3.97m)  
Dining Area  
Utility Room: 8'10 x 4'9 (2.69m x 1.45m)  
Conservatory: 18'1 x 10'1 (5.52m x 3.08m)  
Bedroom 2: 13'11 x 10'10 (4.24m x 3.30m)  
Bedroom 3: 12'0 x 10'9 (3.66m x 3.28m)  
Bedroom 4: 10'0 x 8'2 (3.05m x 2.49m)  
Bedroom 5: 9'9 x 9'9 (2.97m x 2.97m)  
Bathroom  
Shower Room

### FIRST FLOOR

Landing  
Bedroom 1: 24'2 x 13'4 (7.37m x 4.07m)  
En Suite Shower Room

### OUTSIDE

Front and Rear Gardens  
Double Garage: 40'4 x 17'10 (12.30m x 5.44m)  
Off Road Parking



## Main features

- No forward chain
- Completely refurbished throughout
- Set in a quiet location and close to Wivelsfield train station
- Convenience of having a double garage and off road parking
- Large secluded rear garden

## Nearest Schools

Primary Schools: Manor Field Primary 0.4 miles, Sheddingdean Community Primary 0.8 miles, Birchwood Grove Community Primary, Burgess Hill 1.3 miles

Secondary Schools: Burgess Hill School for Girls 1.3 miles,

## Transport Information

Train Stations: Wivelsfield 0.4 miles, Burgess Hill 1.2 miles, Haywards Heath 2.4 miles

## Address

Theobalds 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



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