



47 Jubilee Close
Haywards Heath, West Sussex. RH16 3PJ

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£285,000

This bright and well designed terraced house is located at the end of a quiet cul-de-sac and enjoys a favoured westerly aspect to the rear. The well presented accommodation has the benefit of gas fired central heating and double glazed replacement windows throughout and incorporates 2 bedrooms, a refitted shower room, a downstairs cloakroom, double aspect sitting and dining room (22'3 in length), well fitted kitchen and a useful garden/utility room. There is an allocated car parking space and the delightful fully enclosed hard landscaped rear garden enjoys a favoured westerly aspect arranged as a paved sun terrace with well stocked colourful herbaceous borders.

Situated at the end of a cul-de-sac in this popular location just a short walk to local shops and to well regarded schools catering for all age groups. The town centre is within easy reach offering a wide range of shops including The Broadway with its array of restaurants and the mainline railway station is within easy reach providing a fast and frequent service to central London (Victoria/London Bridge 42-45 minutes). The A23 lies just over 5 miles to the west providing a direct route to the motorway network, Gatwick Airport is about 15 miles to the north and the cosmopolitan city of Brighton and the coast is a similar distance to the south.



GROUND FLOOR

Entrance Lobby uPVC double glazed front door. Radiator. Laminate flooring. Wide opening to the living area.

Cloakroom Close coupled wc and basin with single lever mixer tap, cupboard beneath, tiled surround. Double glazed window. Tiled floor.

Sitting and Dining Room 22'3" x 13'6" (6.78m x 4.11m) narrowing to 7'2" (2.18m) in dining area. Good size understairs recess. TV aerial point. Double glazed window. 2 radiators. Wood effect laminate flooring. Double glazed casement doors to garden/utility room.

Kitchen 7'8" x 5'10" (2.34m x 1.78m) Inset composite sink with mixer tap, adjacent work surfaces, cupboards and drawers under. Built-in **electric oven, 4 ring gas hob**, glass splashback and extractor hood over. Good range of wall cupboards. Space for upright fridge/freezer. Double glazed window. Part tiled walls. Wood effect laminate flooring.

Garden/Utility Room 12'11" x 7'6" (3.94m x 2.29m) Plumbing for washing machine. Wall cupboards. Wood effect laminate flooring. Door to rear garden.

FIRST FLOOR

Landing Hatch to loft space.

Bedroom 1 10'8" x 10'7" (3.25m x 3.23m) Built-in cupboard housing gas combination boiler. Fitted double wardrobe with floor to ceiling sliding doors. Double glazed window. Radiator. Wood effect laminate flooring.

Bedroom 2 11'2" x 7'3" (3.40m x 2.21m) Fitted double wardrobe. Double glazed window. Radiator. Wood effect laminate flooring.

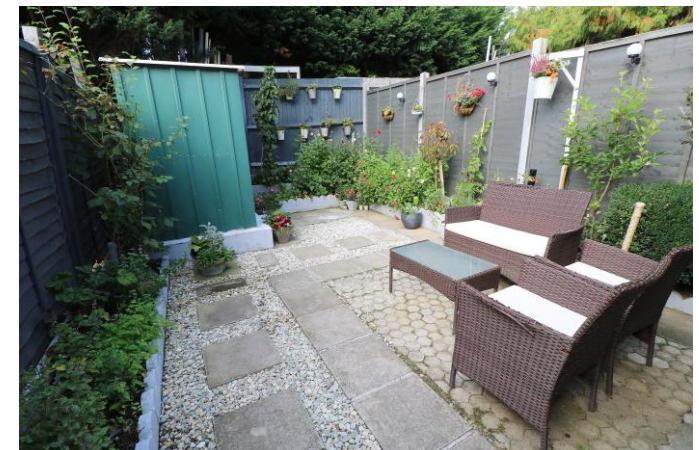
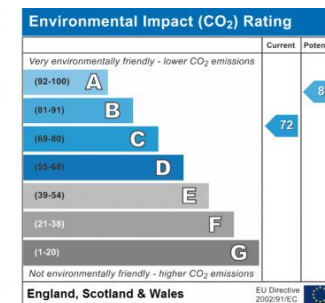
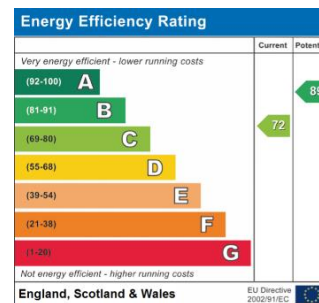
Shower Room White suite comprising glazed shower with hand held and overhead fittings plus independent mixer tap, inset basin with single lever mixer tap, cupboards beneath, wc with concealed cistern, shelf over. Heated chromium ladder towel warmer/radiator. Ceiling downlighters. Double glazed window. Fully tiled walls. Tiled floor.

OUTSIDE

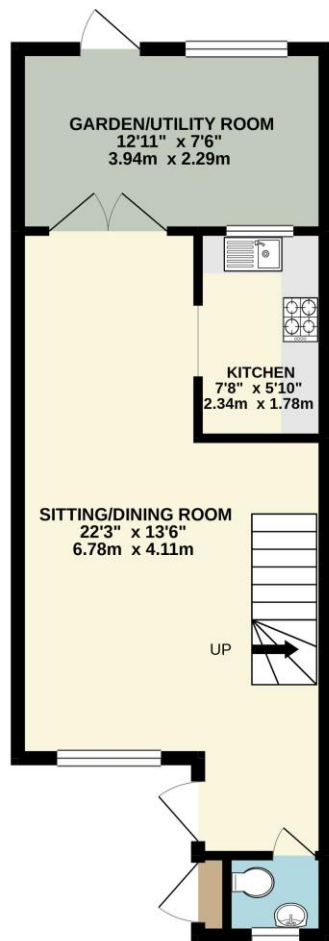
Allocated Car Parking Space

Front Garden Planted with flowers and shrubs with clipped evergreens to the front boundary.

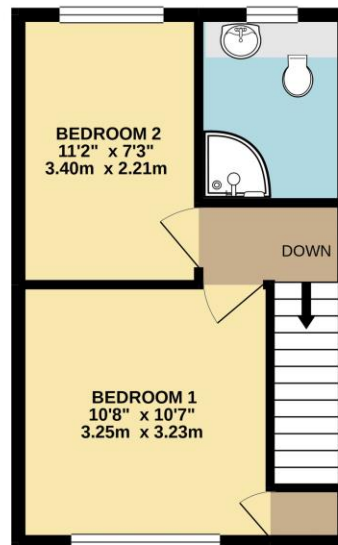
Most Attractive West Facing Rear Garden Hard landscaped arranged with paved and stone filled sun terrace with stepping stones raised herbaceous borders planted with a wide variety of colourful flowers, plants and shrubs. **Garden shed**. The garden is fully enclosed by timber fencing.



GROUND FLOOR
421 sq.ft. (39.1 sq.m.) approx.



1ST FLOOR
300 sq.ft. (27.9 sq.m.) approx.



TOTAL FLOOR AREA : 721 sq.ft. (67.0 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee is to their operability or efficiency can be given.
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143 South Road
Haywards Heath
West Sussex, RH16 4LY
01444 417714
haywardsheath@markrevill.com

