



10 Hollywood Court

Oathall Road, Haywards Heath, West Sussex. RH16 3EB



Mark Revill & Co

10 Hollywood Court

Oathall Road, Haywards Heath,
West Sussex. RH16 3EB

£240,000

This excellent top (second) floor flat offers bright, spacious and well planned accommodation and enjoys superb distant views to Ashdown Forest. The flat has the benefit of gas fired central heating and double glazed replacement windows throughout and features wood block flooring to the majority, a good size living room and 2 double bedrooms. The flat also has a garage plus ample visitors parking and the residents enjoy the use of the well kept communal gardens. The flat is ideal for a first time buyer, those wishing to downsize or a buy to let investor with a potential rental income of £850 per calendar month (providing a gross yield of 3.53%). **** NO ONGOING CHAIN ****

Hollywood Court is set well back from the road in this popular convenient location just a short walk to the town centre with its wide range of shops, The Broadway with its array of restaurants and the mainline railway station offering a fast and frequent service to central London (Victoria/London Bridge 42-45 minutes). The A23 lies about 5 miles to the west providing a direct route to the motorway network, Gatwick Airport is 14.5 miles to the north and the cosmopolitan city of Brighton and the coast is just over 15 miles distant.



TOP (SECOND) FLOOR

Hall L shaped. Large built-in storage cupboard housing recently installed Worcester gas fired combination boiler. Hatch to **loft space** offering excellent additional storage. Telephone point. Radiator. Wood block flooring.

Living Room 13'10" x 12'3" (4.22m x 3.73m) Enjoying spectacular views towards Ashdown Forest. TV aerial point. Large double glazed picture window. Radiator. Wood block flooring.

Kitchen 10'9" x 7'11" (3.28m x 2.41m) Inset stainless steel sink with mixer tap, adjacent worktop, cupboards, drawer and appliance space with plumbing for washing machine under. **Electric cooker**. Matching L shaped worktop/breakfast bar with storage/appliance space beneath. Space for upright fridge/freezer. Range of high level wall cupboards. Built-in shelved larder/storage cupboard with shelving housing electric meters and trip switches. Radiator. Double glazed window. Part tiled walls. Vinyl flooring.

Bedroom 1 12'5" x 12'0" (3.78m x 3.66m) Enjoying superb open views. Double glazed picture window. Radiator. Wood block flooring.

Bedroom 2 10'7" x 7'4" (3.23m x 2.24m) Double glazed window. Radiator. Wood block flooring.

Bathroom White suite comprising bath with independent shower over, pedestal basin, close coupled wc. Built-in slatted shelved linen cupboard with radiator. Extractor fan. Double glazed window. Radiator. Fully tiled walls. Vinyl flooring.

OUTSIDE

Garage Up and over door.

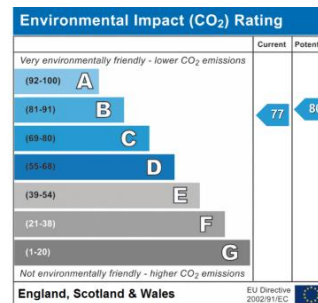
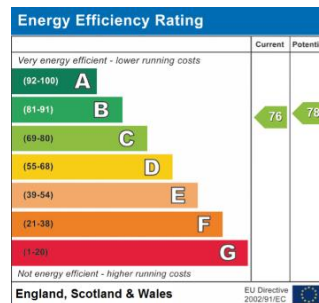
Ample Visitors Parking

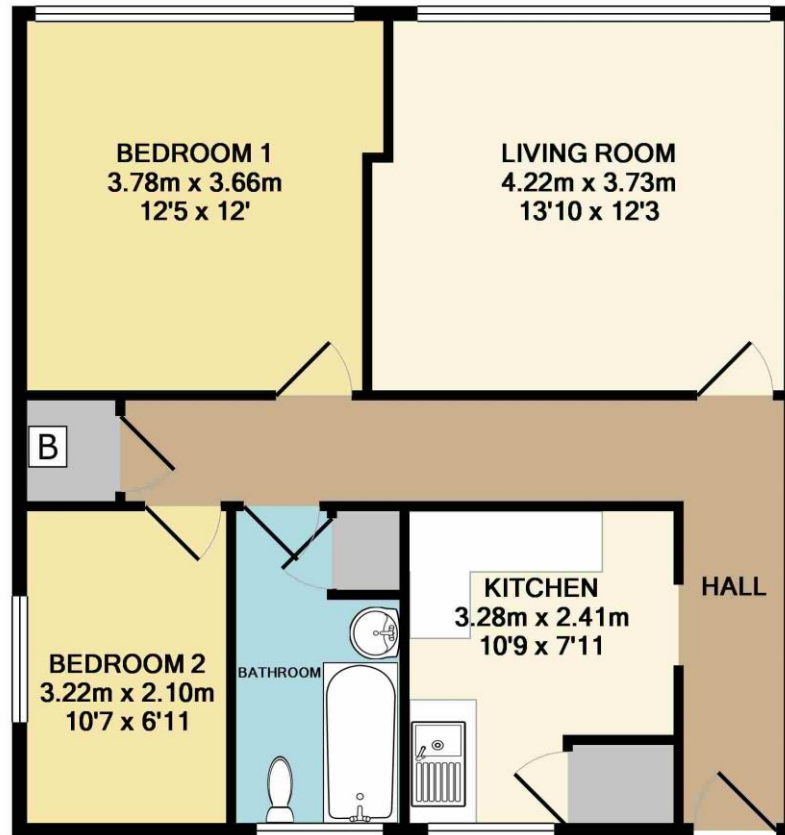
OUTGOINGS

Ground Rent & Service Charge £1,376.24 per annum plus £85.50 per annum for the garage.

Lease 999 years from 1968. **Note:** Each resident owns a share of the freehold.

Managing Agents Estates and Property Management 01444 410069





TOTAL APPROX. FLOOR AREA 62.0 SQ.M. (667 SQ.FT.)

Whilst every attempt has been made to ensure the accuracy of the floor plan, measurements of doors, windows and rooms 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 approximate floor areas shown on this plan include outbuildings such as garages if these are shown on the floor plan.
Made with Metropix ©2019

PROPERTY MISDESCRIPTIONS ACT 1991 - Although every care has been taken in the production of these sales particulars prospective purchasers should note: 1. All measurements are approximate. 2. Services to the property, appliances, fixtures and fittings included in the sale are believed to be in working order (though they have not been checked). 3. Prospective purchasers are advised to arrange their own tests and/or surveys before proceeding with a purchase. 4. The agents have not checked the deeds to verify the boundaries. Intending purchasers should satisfy themselves via their solicitors as to the actual boundaries of the property.

143 South Road
Haywards Heath
West Sussex, RH16 4LY
01444 417714
haywardsheath@markrevill.com

