



32 Timbergate Drive
Haywards Heath, RH17 5LQ

■ ■ ■ Mark Reville & Co

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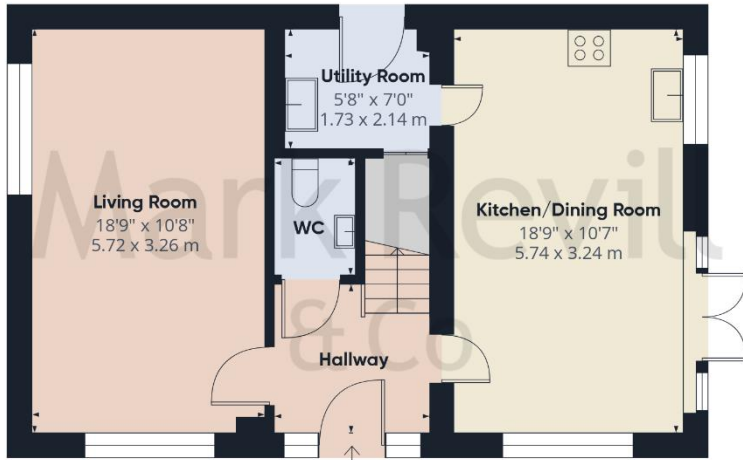
Offers in Excess of £650,000 Freehold

A beautifully presented three bedroom detached home, ideally situated on a desirable corner plot within the ever popular Penlands Green development. This attractive property offers well balanced and thoughtfully arranged accommodation throughout. The ground floor features a bright dual aspect sitting room, providing a welcoming space filled with natural light. The stylish kitchen/dining room forms the heart of the home, with doors opening directly onto the delightful rear garden, perfect for both everyday living and entertaining. A separate utility room adds practicality, with direct access to the driveway and there is a useful downstairs cloakroom. Upstairs, the property continues with three well proportioned double bedrooms, including the main bedroom benefitting from its own en suite shower room. A modern family bathroom serves the remaining bedrooms. Externally, the home enjoys a private rear garden enclosed by an attractive garden wall, offering a peaceful outdoor retreat. A detached garage is positioned to the side, approached via a driveway providing off road parking for two to three vehicles. This is a superb opportunity to acquire a stylish and well maintained family home in a highly sought after location.

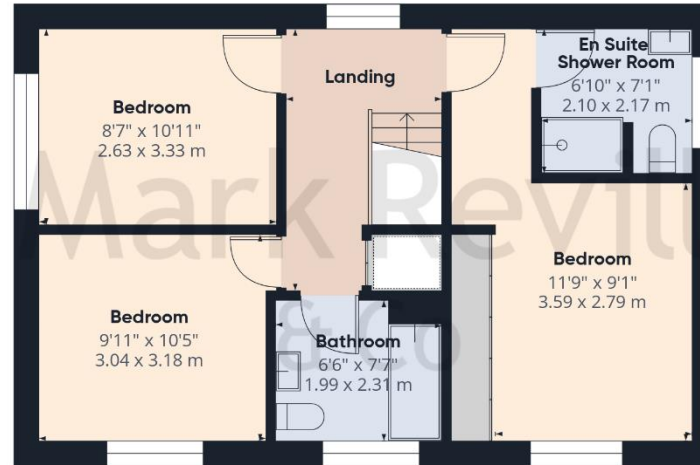
Situated on this sought after development within walking distance of the well regarded Harlands Primary School, Haywards Heath Sixth Form College and the mainline station providing a fast and frequent service to central London (Victoria/London Bridge 42-45 minutes). Also within the vicinity is Blunts Wood Nature Reserve, the Dolphin Leisure complex, Waitrose and Sainsbury's superstores. Gatwick Airport lies just under 12 miles to the north, the A23 is just over 4 miles to the west providing a direct route to the motorway network and the cosmopolitan city of Brighton and the coast is 16.6 miles to the south, whilst the South Downs National Park and Ashdown Forest are both within an easy drive offering beautiful natural venues for countryside walking.







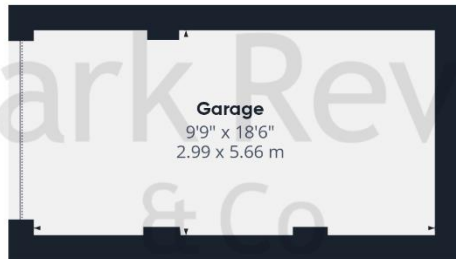
Ground Floor Building 1



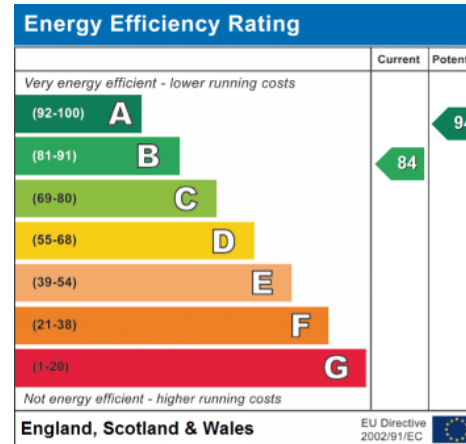
Floor 1 Building 1



Approximate total area⁽¹⁾
1232 ft²
114.5 m²



Ground Floor Building 2



(1) Excluding balconies and terraces

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

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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.

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