



Fletcher Way, HAYWARDS HEATH RH16 4GB

welcome to

Fletcher Way, HAYWARDS HEATH

Fox & Sons are delighted to present this spacious freehold two-bedroom coach house, benefiting from a private entrance, generous living accommodation and a private garage. Offered to the market with no onward chain, this property is an ideal purchase for first-time buyers, downsizers and investors.



Agents Note:

247 sq.ft. (22.9 sq.m.) approx.



FIRST FLOOR
708 sq.ft. (65.8 sq.m.) approx.



TOTAL FLOOR AREA : 955 sq.ft. (88.7 sq.m.) approx.

welcome to

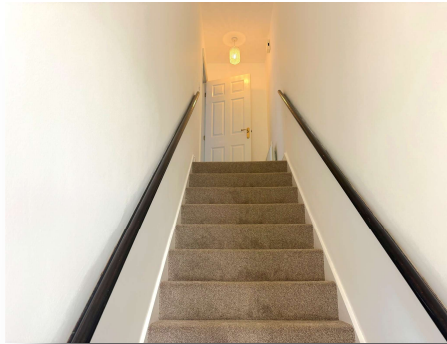
Fletcher Way, HAYWARDS HEATH

- Freehold detached two bedroom Coach House
- Offered to the market with No Onward Chain
- Spacious dual-aspect living room
- Private entrance with internal staircase
- Fitted kitchen with washing machine, oven, hob and ample storage
- Private garage providing parking and storage and allocated parking space
- Ideal for first-time buyers, downsizers & investors
- Large family bathroom with separate shower cubical with thermostatic control

Tenure: Freehold EPC Rating: C

Council Tax Band: D

£345,000



Please note the marker reflects the postcode not the actual property

view this property online fox-and-sons.co.uk/Property/HHT110521



Property Ref:
HHT110521 - 0004

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

Fox & Sons is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.

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