



The Smithy Henfield Road, Cowfold

Guide Price £375,000

The Smithy Henfield Road

Cowfold, Horsham

This two-bedroom terraced house offers a perfect blend of contemporary living and cosy comfort. The property boasts a light and bright conservatory that floods the living space with natural light, creating a warm and inviting atmosphere.

The modern bathroom provides a touch of luxury, complementing the functionality and style of this delightful home.

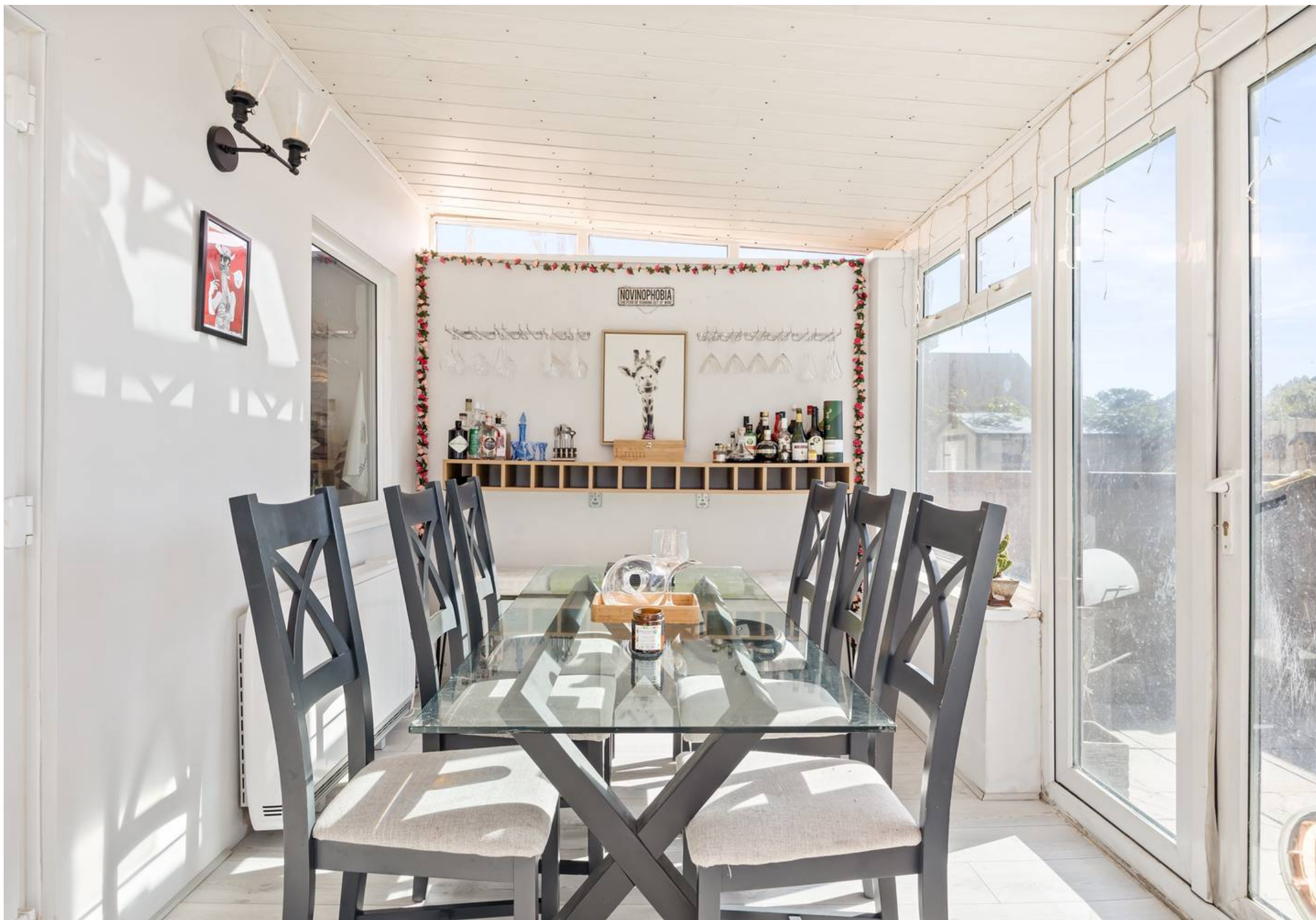
Convenient off-road parking at the front of the property ensures ease of access for residents and visitors alike, adding a practical element to this appealing residence.

The outdoor space of this property has plenty of patio space for outdoor dining and relaxation.

The village of Cowfold is set approximately 7 miles to the south of Horsham and a similar distance to Haywards Heath, with both locations offering thriving town centres.

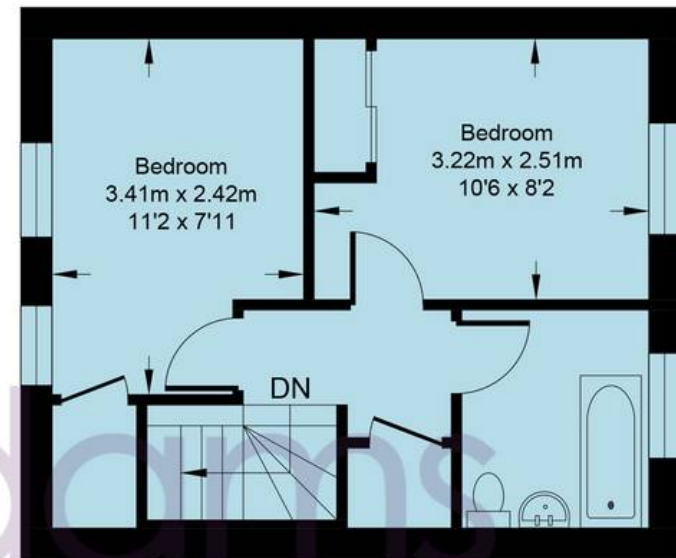
The area also offers good communication links with the A24 and A23 a short drive away, that in turn lead to the South Coast, Gatwick & the M25. For access to the rail network there are stations based in both Horsham and Haywards Heath that service both London & the South East.







GROUND FLOOR



FIRST FLOOR

Henfield Road

Approximate Area = 826 sq ft / 76.74 sq m

Total = 826 sq ft / 76.74 sq m

For identification only - not to scale



Two bedroom property
Downstairs cloakroom
Good size living room
Modern Bathroom
Spacious and bright conservatory
Large Patio area in rear garden
Off road parking at front of property

Council tax Band D
EPC energy efficiency rating 45.0
EPC environmental impact rating 51.0









Henry Adams – Horsham

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Agents Note – Our particulars are for guidance only and are intended to give a fair overall summary of the property. They do not form part of any contract or offer, and should not be relied upon as a statement or representation of fact. Measurements, areas and distances are approximate only. Photographs may include lifestyle shots and pictures of local views. No undertaking is given as to the structural condition of the property, or any necessary consents or the operating ability or efficiency of any service, system or appliance. Please ask if you would like further information, especially before you travel to the property.