



Aurum Close Horley RH6 9BJ

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J A M E S D E A N
E S T A T E A G E N T S

Located in the ever popular Aurum Close development, within a quarter of a mile of Horley town centre is this bright and airy top floor purpose built apartment.

Recently redecorated, this well presented apartment briefly offers: an entrance hall with storage cupboards, large lounge/diner with floor to ceiling windows, spacious kitchen with breakfast bar, two double bedrooms, large bathroom with bath and separate shower cubicle.



Outside there are well kept communal grounds and residents parking. The development is popular with all age groups and offers a diversity of apartment styles and sizes.

Five-weeks security deposit: £1,442.30

EPC Rating: D

Council Tax band: C - Reigate & Banstead

SIX-MONTH TENANCY ONLY

Household income: £37,500 pa

Parking arrangements: Off road for one car

Furnishings: Unfurnished

£1,250 Per Calendar Month



Floor plan



Aurum Close, RH6

Approx. Gross Internal Floor Area 732 sq. ft. (68.0 sq. m.)

Whilst every attempt has been made to ensure the accuracy of the floor plan 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. The measurements should not be relied upon for valuation, transaction and/or funding purposes. This plan is for illustrative purposes only and should be used as such by any prospective purchaser or tenant. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
	64	77
EU Directive 2002/91/EC		
England & Wales		

Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		
EU Directive 2002/91/EC		
England & Wales		

Key information

Viewing: Strictly By Appointment

Fees

Please see below for fees relating to this property.

Reservation Fee

To secure a property through us you will be required to pay a weeks rent as a reservation fee. This takes the property off the market and starts the referencing process.

Move In Balance

On the day of move in you will be required to pay the remaining move in balance. This is as follows:

First Months Rent: £1,250 Per Calendar Month

Security Deposit: £1,442

Any questions please call your local branch.



JAMES DEAN

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Please note that no appliances or systems have been tested. All measurements are approximate and must not be relied upon for any purpose. Any appliances listed in these details may not be included in the sale price. These particulars do not form any part of an offer or contract and their accuracy cannot be guaranteed. Lease information where applicable has been provided by the vendor. James Deane cannot be held liable if the information is incorrect.