



Massetts Road Horley RH6 7DT

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JAMES DEAN
ESTATE AGENTS

JamesDean are delighted to present to the market this exceptionally stunning ground floor apartment in the ever sought after Cooper Lodge development, Massetts Road. Set back from the roadside this luxurious apartment is in easy reach of not only the town centre and mainline train station but also within a short distance from Gatwick Airport.

First impressions are always important and Coopers Lodge does not disappoint with its beautifully kept communal gardens. Once through the main communal door you are greeted with the grand and impressive communal hallway leading onto the front door to the apartment.

In brief the property comprises of the entrance hall going through to the spacious lounge diner



with the kitchen set to the right hand side. The Italian fitted kitchen is complete with fitted appliances including fridge freezer, washing machine, dishwasher and cooker. Back into the hallway you will find the main bathroom with shower, a double bedroom and last but not least the large master bedroom with en-suite shower room.

The property also benefits from having secondary glazing, storage cupboards in the hallway, a secure entry system, under floor heating and allocated parking.

Offered to the market as unfurnished.

Five-week security deposit: £1,788.46

EPC Rating: E

Council Tax band: E

Twelve-month tenancy with a six-month break clause

Household income: £46,500 pa

Parking arrangements: Permit parking for one car

Furnishing: Unfurnished

£1,550 Per Calendar Month



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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: £1,550 Per Calendar Month

Security Deposit: £1,788

Any questions please call your local branch.

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 reservation fee equal to one weeks rent. This takes the property off the market and starts the referencing process.



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

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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 Dean cannot be held liable if the information is incorrect.