

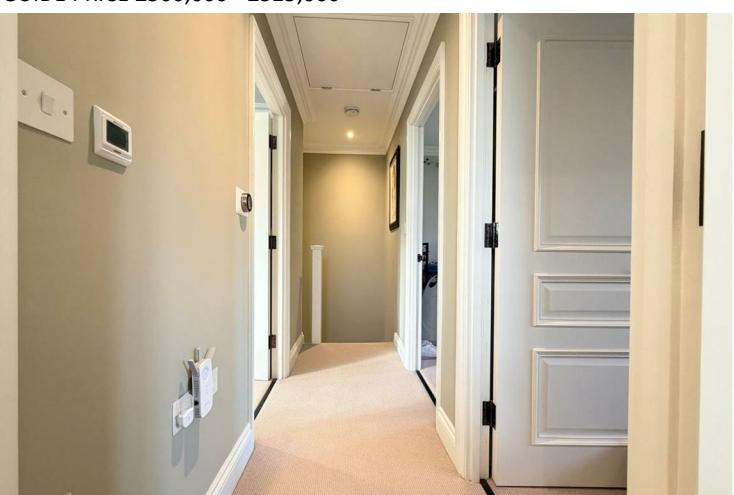


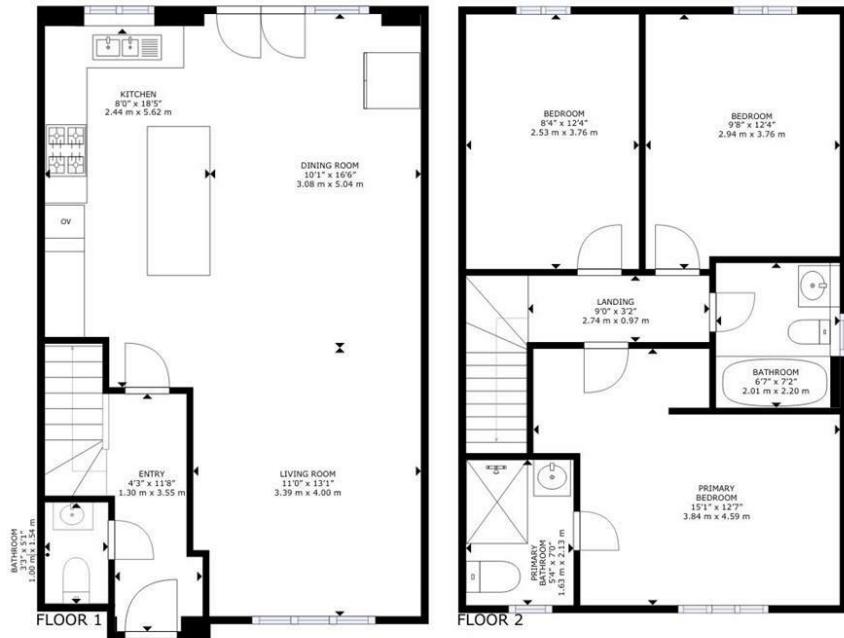
TREE COTTAGE HOLM OAKS HORSHAM

£500,000

FREEHOLD

- IMMACULATE THREE DOUBLE BEDROOM SEMI DETACHED HOUSE
- MODERN KITCHEN WITH INTEGRATED APPLIANCES
- MASTER BEDROOM WITH EN-SUITE SHOWER ROOM
- FAMILY BATHROOM WITH SHOWER OVER BATH
- DRIVEWAY FOR THREE CARS
- SPACIOUS OPEN PLAN KITCHEN/DINING/LIVING AREA FINISHED TO THE HIGHEST SPECIFICATION
- DOWNSTAIRS W/C
- TWO FURTHER DOUBLE BEDROOMS
- LANDSCAPED REAR GARDEN
- GUIDE PRICE £500,000 - £525,000





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GROSS INTERNAL AREA
FLOOR 1: 528 sq. ft, 49 m² FLOOR 2: 513 sq. ft, 48 m²
TOTAL: 1,041 sq. ft, 97 m²
SIZES AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY.



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs (92 plus)	A	88
(81-91)	B	91
(69-80)	C	
(55-68)	D	
(39-54)	E	
(21-38)	F	
(1-20)	G	
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

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