



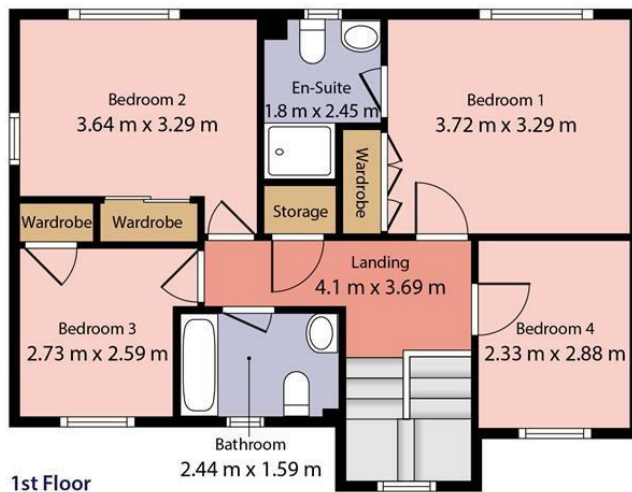
# 1 BURNS CLOSE HORSHAM

£685,000  
FREEHOLD

- ATTRACTIVE FOUR-BEDROOM DETACHED HOME
- DOUBLE GARAGE WITH TWO PARKING SPACES ON THE DRIVEWAY
- LARGE CORNER PLOT
- FANTASTIC SCHOOL CATCHMENT
- HIGHLY SOUGHT AFTER HOLBROOK LOCATION
- SOUTH-FACING GARDEN
- MASTER BEDROOM WITH EN-SUITE







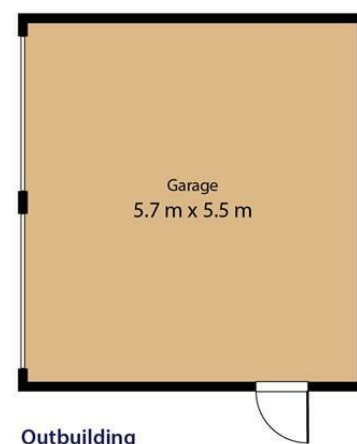
**ELTONS**

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**Burns Close, Horsham**

Total floor area - 119 sq m (1279 sq ft)  
(excluding garage)

\*\*Eltons estate agents Ltd have created this floorplan for illustrative purposes only and cannot be held responsible for any discrepancies or errors within. Windows, doors and room dimensions may not be to scale however every care has been taken to provide accurate measurements in writing.\*\*



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		86
(81-91) B	75	
(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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