



81A Comptons Lane, Horsham, West Sussex RH13 5NU
£1,750 Per month

& LINES
James

81A Comptons Lane

A well presented three bedroom end of terrace house situated in the sought after Millais & Forest school catchment area.

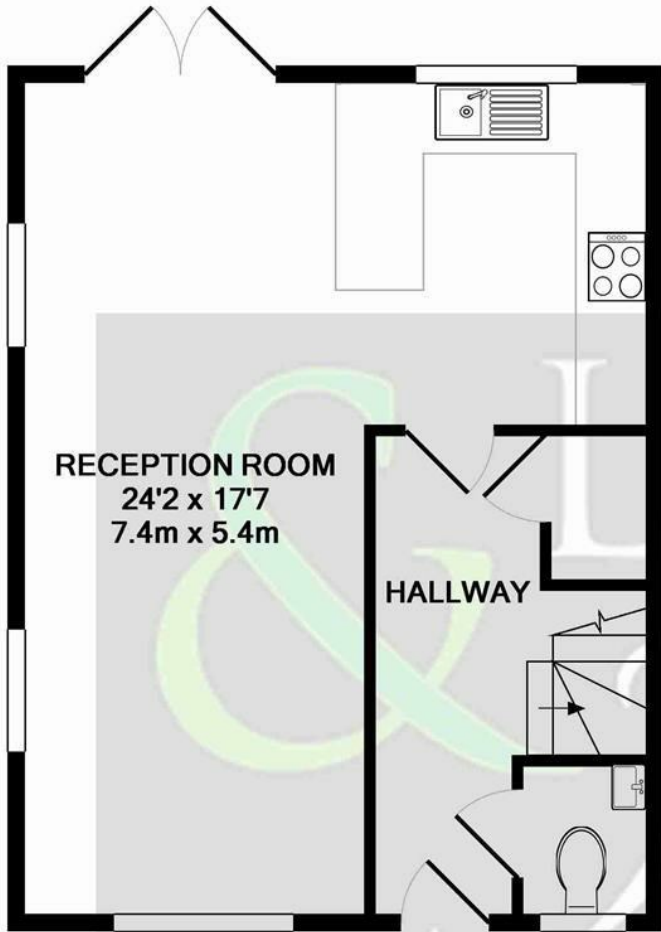
Lines & James are thrilled to bring this family house to the market, the property is located on a corner plot on Comptons Lane and is in prime location for Millais & Forest schools. The property offers contemporary and spacious accommodation which comprises: Entrance hall with large under stairs storage cupboard, cloakroom, L-shaped open plan kitchen and reception room which features a stylish kitchen with integrated appliances and solid granite work tops with breakfast bar, the reception areas is triple aspect allowing plenty of natural light and also features patio doors leading to the garden which surrounds the property on three sides. Upstairs there is a generous landing with airing cupboard, two double bedrooms both featuring a fitted wardrobe, good sized single bedroom and a superb family bathroom with shower over bath.

Additional features include: wood flooring throughout the downstairs, double glazing, G.C.H, off road parking for two cars and shed storage.

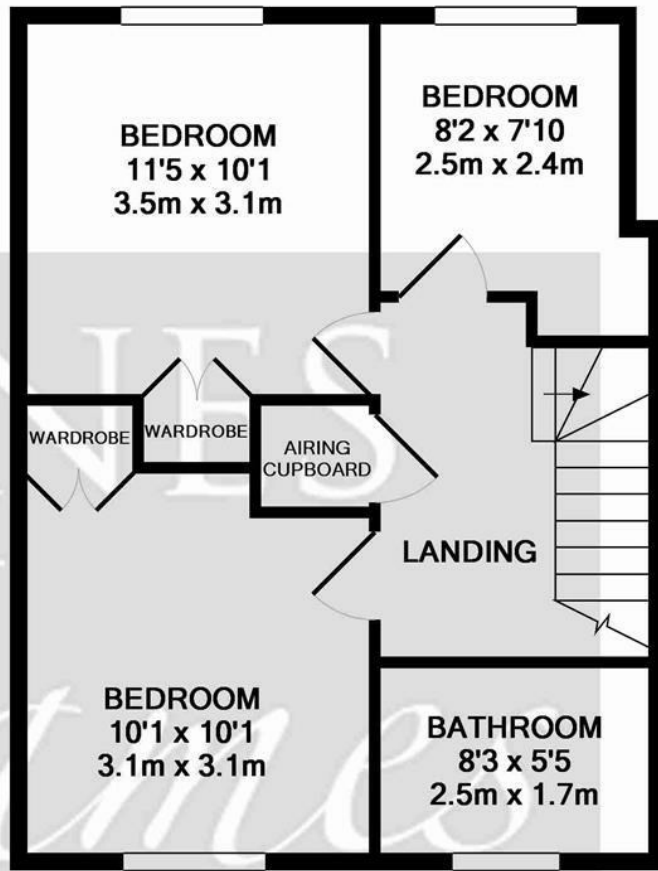
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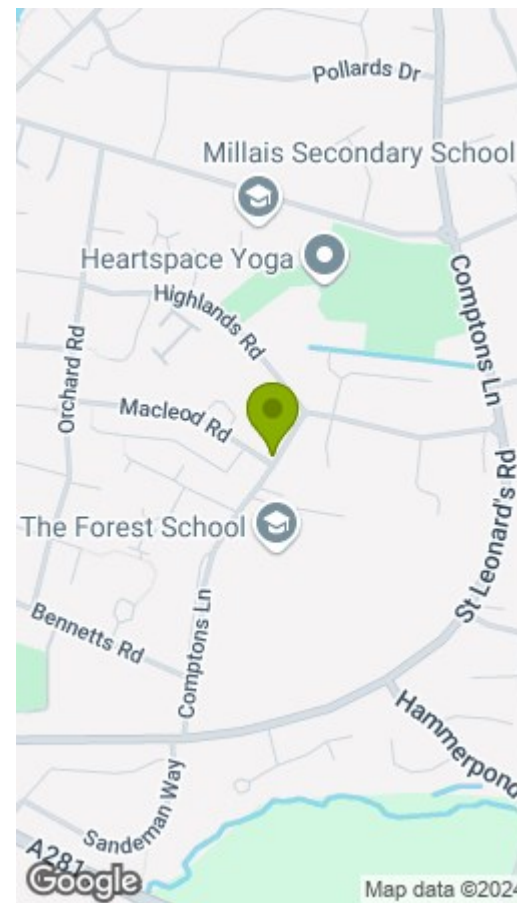
GROUND FLOOR
APPROX. FLOOR
AREA 425 SQ.FT.
(39.5 SQ.M.)



1ST FLOOR
APPROX. FLOOR
AREA 419 SQ.FT.
(38.9 SQ.M.)

TOTAL APPROX. FLOOR AREA 843 SQ.FT. (78.4 SQ.M.)

Measurements are approximate and not to scale. Bedroom measurements do not take into account the fitted wardrobes. This plan is for illustrative purposes only and should only be used as such by any prospective tenant. No responsibility is taken for any error, omission or mis-statement.
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Energy Efficiency Rating		Environmental Impact (CO ₂) Rating	
	Current	Potential	
Very energy efficient - lower running costs			Very environmentally friendly - lower CO ₂ emissions
(92-100) A		94	(92 plus) A
(81-91) B			(81-91) B
(69-80) C			(69-80) C
(55-68) D			(55-68) D
(39-54) E			(39-54) E
(21-38) F			(21-38) F
(1-20) G			(1-20) G
Not energy efficient - higher running costs			Not environmentally friendly - higher CO ₂ emissions
England & Wales	EU Directive 2002/91/EC	England & Wales	EU Directive 2002/91/EC

