



Millfields Crescent Charlwood Horley RH6 0EQ

for sale offers in the region of
£400,000



Property Description

This charming 2-bedroom semi-detached house, located on a quiet and sought-after private road, offers a fantastic opportunity for both first-time buyers and those looking to downsize.

The spacious lounge provides a welcoming space for relaxation, while the separate kitchen is ideal for preparing meals and entertaining.

Downstairs, a convenient WC adds to the practicality of the home. Upstairs, you'll find two generous double bedrooms, each offering plenty of space and natural light, as well as a well-designed shower room.

The low-maintenance rear garden is perfect for outdoor dining, gardening, or simply unwinding. Enjoy the picturesque views over a tranquil communal lake and a historic windmill, adding a sense of calm and beauty to the surroundings.

With no onward chain, this lovely home is ready for you to move straight in and begin enjoying everything it has to offer.



Entrance Hall

carpet flooring, radiator, storage cupboard with plumbing for washing machine

Lounge

15' max x 13' 4" max (4.57m max x 4.06m max)

stairs leading to first floor, carpet flooring, double glazed window to rear, French doors leading to rear garden, radiator, BT master socket, TV aerial outlet

Kitchen

10' 4" max x 7' 8" max (3.15m max x 2.34m max)

wall and base units, double glazed window to front, stainless steel sink with drainer, space for dishwasher or washing machine, electric AGA, cooker hood, space for fridge/freezer, laminate flooring, combi boiler

Cloakroom

wash hand basin, low level WC, radiator, laminate flooring

Landing

carpet flooring, radiator, loft hatch

Bedroom 1

11' 9" max x 11' 7" max (3.58m max x 3.53m max)

carpet flooring, double glazed window to rear, radiator, cupboard, extensive fitted wardrobes

Bedroom 2

11' 1" max x 7' 10" max (3.38m max x 2.39m max)

carpet flooring, radiator, double glazed

window to front

Shower Room

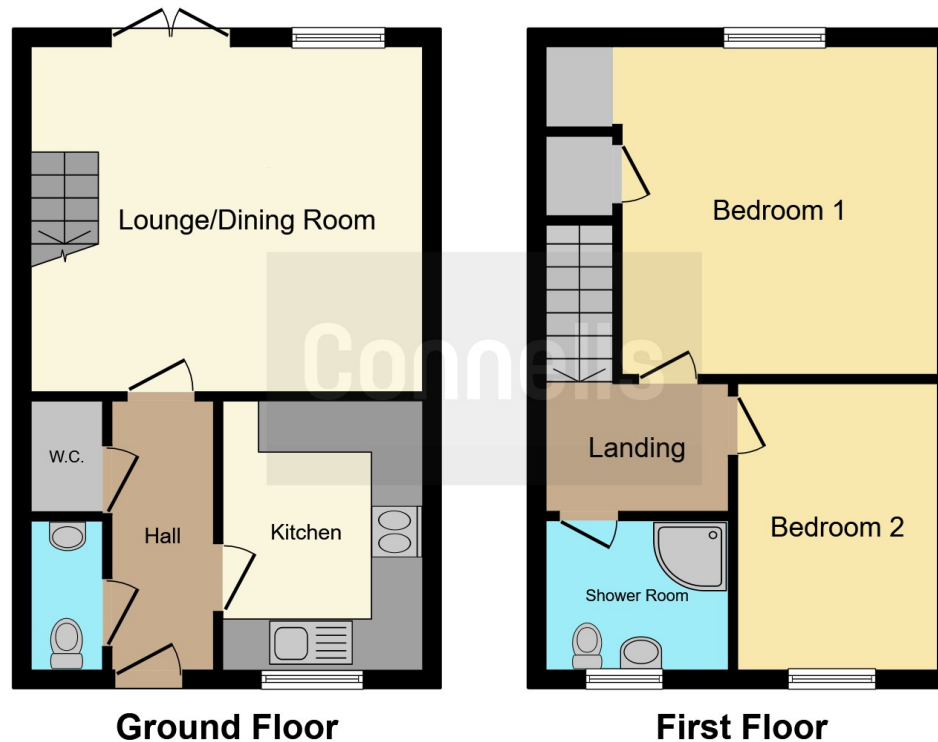
6' 9" max x 5' 6" max (2.06m max x 1.68m max)

shower cubicle, wash hand basin, low level WC, laminate flooring, heated towel rail, double glazed window to front









This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com

To view this property please contact Connells on

T 01293 785 346
E horley@connells.co.uk

30 High Street
 HORLEY RH6 7BB

EPC Rating: C

view this property online connells.co.uk/Property/HLY404530

Tenure: Freehold



1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is in the buyers interest to check the working condition of any appliances.

Connells Residential is registered in England and Wales under company number 1489613, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.

See all our properties at www.connells.co.uk | www.rightmove.co.uk | www.zoopla.co.uk

Property Ref: HLY404530 - 0008