



**Guide Price**  
**£230,000**

**Leasehold**

2x  1x  1x 

**Wimblehurst Court,  
Wimblehurst Road,  
Horsham, West Sussex,  
RH12 4AQ**

**OVER 60?**

Secure this property  
for up to **59% less!**

**cubitt&west**  
Helping you move forwards





## Main features

- Convenience of a garage en-bloc
- Brand new boiler installed January 2025
- With no onward chain the property is ready to move into
- Popular location within walking distance of Horsham Park and the train station
- Spacious lounge with lovely bay window

## Accommodation

### GROUND FLOOR

#### Entrance Hall

Lounge: 16'4 x 10'8 (4.98m x 3.25m)

Kitchen: 8'9 x 8'7 (2.67m x 2.62m)

Bedroom 1: 17'1 up to bay x 8'8 (5.21m x 2.64m)

Bedroom 2/Dining Room: 10'11 x 7'8 up to door well (3.33m x 2.34m)

Bathroom: 6'3 x 6'1 (1.91m x 1.86m)

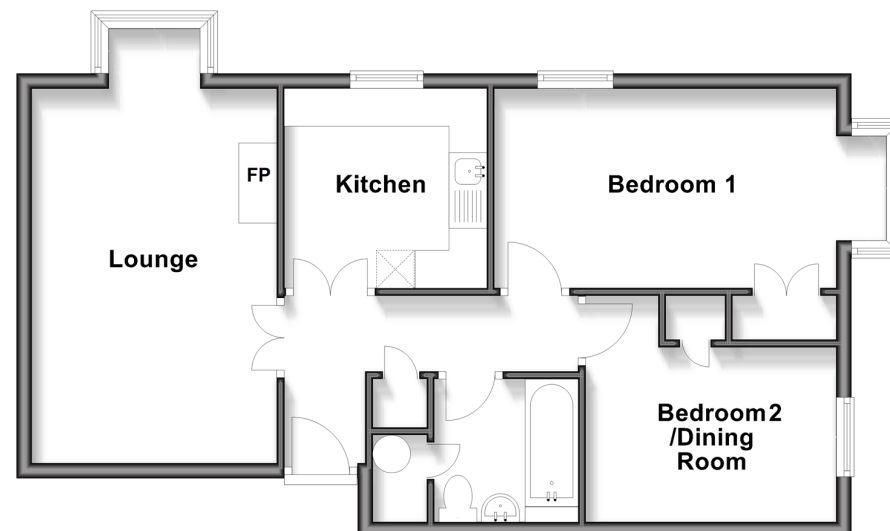
### OUTSIDE

Garage

Communal Gardens

### Ground Floor

Approx. 59.4 sq. metres (639.7 sq. feet)



**Call Horsham - 01403 269268 ■ cubittandwest.co.uk**

■ Legal advice should be taken to verify fixtures/fittings, planning, alterations and/or lease details  
 ■ Through a Homewise Home For Life Plan people aged 60+ can secure this property for up to 50% less, by purchasing a Lifetime Lease.

■ Appliances & services are untested, dimensions are approximate and floor plans are not to scale