



Connells

Laburnum Court
Smallfield Horley

Laburnum Court Smallfield Horley RH6 9QB

for sale
£200,000



Property Description

Located within the desirable Laburnum Court development in Smallfield, this impressive two-bedroom park home offers spacious and versatile accommodation throughout.

The property features a bright and welcoming living area with excellent proportions, providing fantastic space for relaxing and entertaining. The well-designed layout flows effortlessly, creating a warm and comfortable home environment.

Both bedrooms are well-sized, offering comfortable accommodation and flexibility for guests, hobbies, or a home office. The property is complemented by a beautifully maintained garden, perfect for enjoying outdoor living, gardening enthusiasts, or simply relaxing in a private setting.

Further benefits include a garage, additional practical storage, and a peaceful residential location close to local amenities and transport links.

This wonderful home combines space, comfort, and outdoor appeal, making it an excellent opportunity for buyers looking for a quality park home in Smallfield.

Agents Note

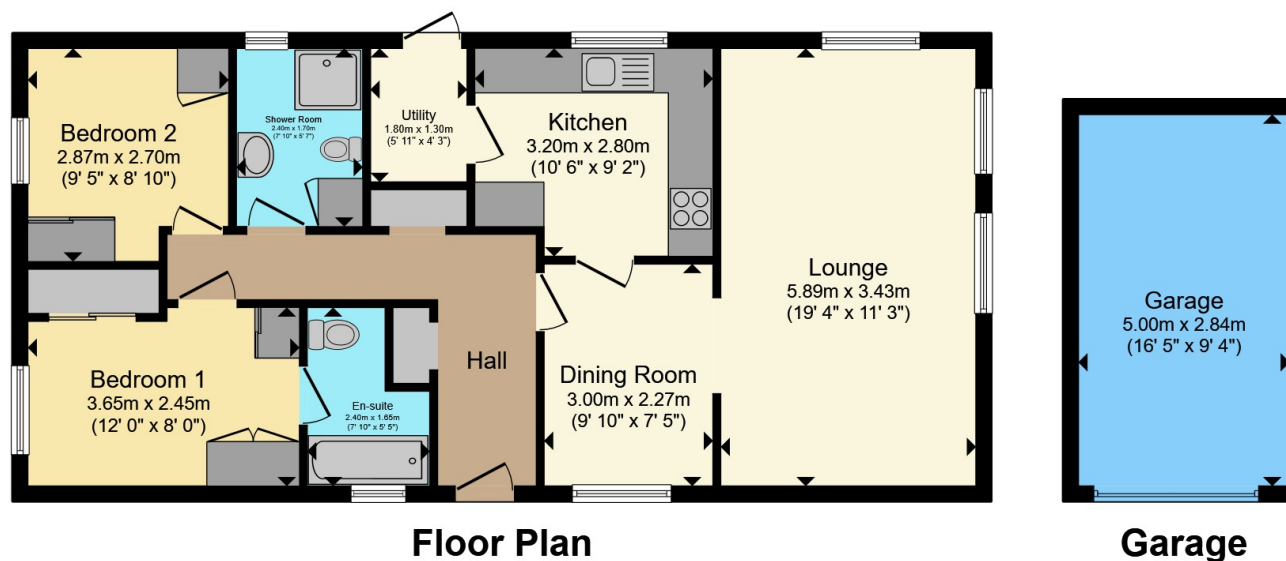
Please note that an AML fee is chargeable to the buyer once an offer is accepted to cover

the cost of carrying out the required identity and anti-money laundering checks. Once these checks have been completed, the fee cannot be refunded, even if the property purchase does not go ahead









Total floor area 89.2 m² (960 sq.ft.) approx

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.propertybox.io

Connells

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: Exempt
 Council Tax Band: A

Tenure:

view this property online connells.co.uk/Property/HLY405116

We are currently awaiting Tenure details. For further information please contact the branch. Please note additional fees could be incurred for items such as leasehold packs.



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.

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