



Connells

Tanyard Close
Horsham



Property Description

Presented in good decorative order throughout, this light and airy two-bedroom ground floor apartment offers well-proportioned accommodation in a convenient location close to Horsham town centre. The property features a bright dual-aspect lounge with patio doors opening onto a paved patio area. Leading off the lounge is a separate kitchen, featuring a range of wall and base units providing ample storage and workspace. The bathroom is fitted with a white suite and shower over the bath. There is a good-sized double bedroom and the second bedroom is ideal as a bedroom, home office or nursery. Outside, the property benefits from allocated parking and a paved patio set within attractive communal gardens. Ideally situated less than half a mile from Horsham town centre, the apartment provides easy access to a wide range of shops, restaurants, amenities and transport links.

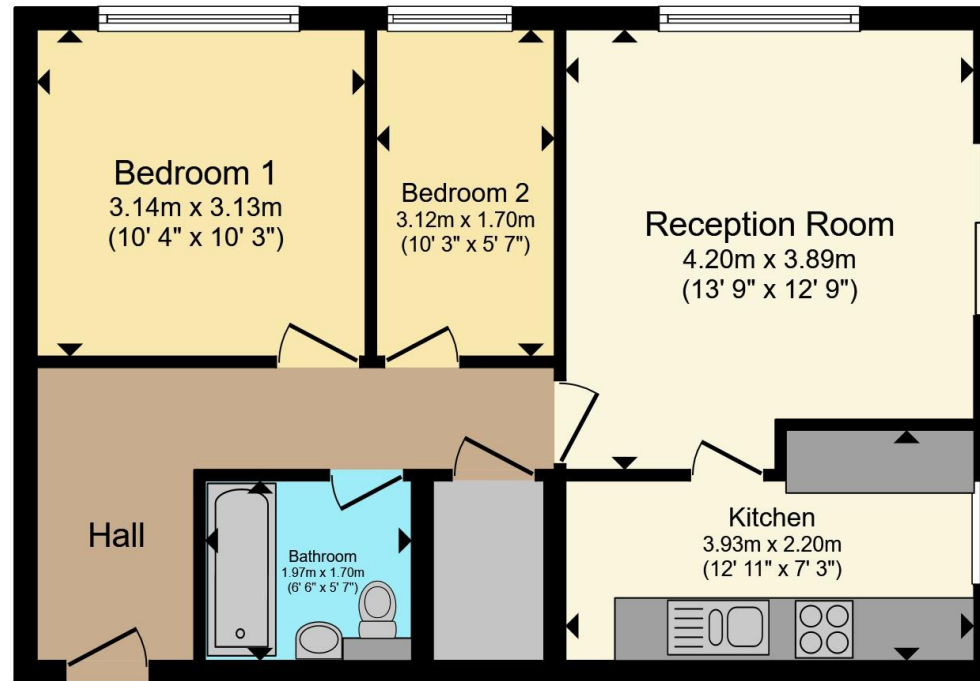
Agents Note:

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.









Ground Floor

Total floor area 53.7 m² (578 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

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EPC Rating: C Council Tax
 Band: B

Service Charge: 910.00 Ground Rent:
 300.00

Tenure: Leasehold

view this property online connells.co.uk/Property/HSH405938

This is a Leasehold property with details as follows; Term of Lease 99 years from 30 Jun 2015. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as

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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