



Connells

Laburnum Court
Smallfield Horley



Property Description

This beautifully refurbished two bedroom park home offers stylish, modern living throughout and is presented in excellent condition, making it an ideal choice for those seeking a home ready to move straight into.

The accommodation comprises a bright and spacious lounge, a contemporary fitted kitchen with ample storage and worktop space, two well-proportioned bedrooms, and a modern bathroom with shower all finished to a high standard. Every room has been thoughtfully updated, creating a fresh and welcoming feel throughout the property.

A particular feature of the home is the attractive front porch, providing a pleasant entrance and additional space for coats and shoes. Externally, the property benefits from surrounding garden areas and allocated parking (subject to site arrangements).

Situated within a well-maintained park home development, the property enjoys a peaceful setting whilst remaining conveniently located for local amenities, shops, and transport links.

An internal viewing is highly recommended to fully appreciate the quality of accommodation on offer.

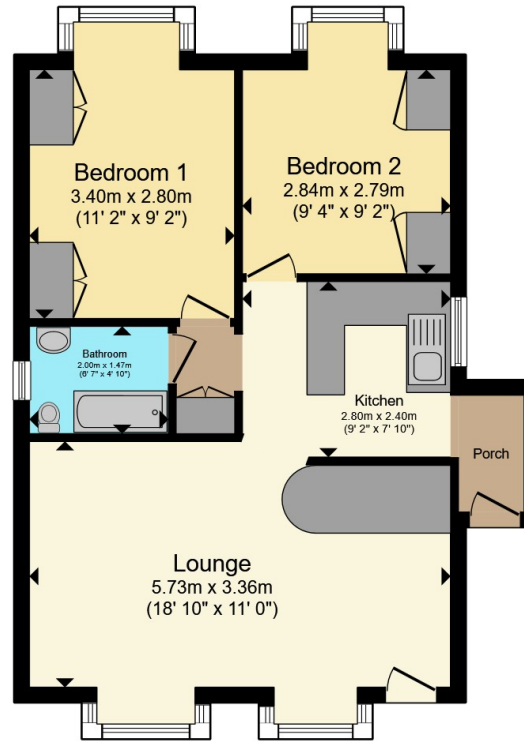
Agents Note

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 52.9 m² (570 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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30 High Street
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EPC Rating: Exempt
Council Tax Band: A

Tenure:

view this property online connells.co.uk/Property/HLY405165

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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