



Guide Price
£760,000

Freehold

4x  2x  3x 

**Great Lime Kilns,
Southwater, Horsham,
West Sussex, RH13**

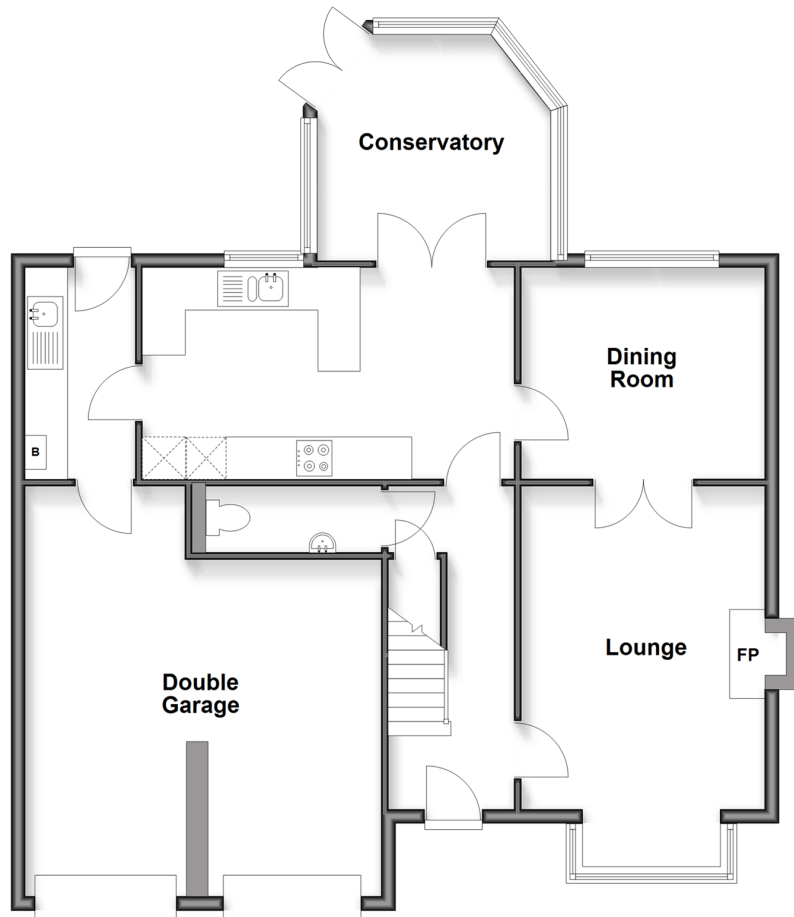
OVER 60?

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

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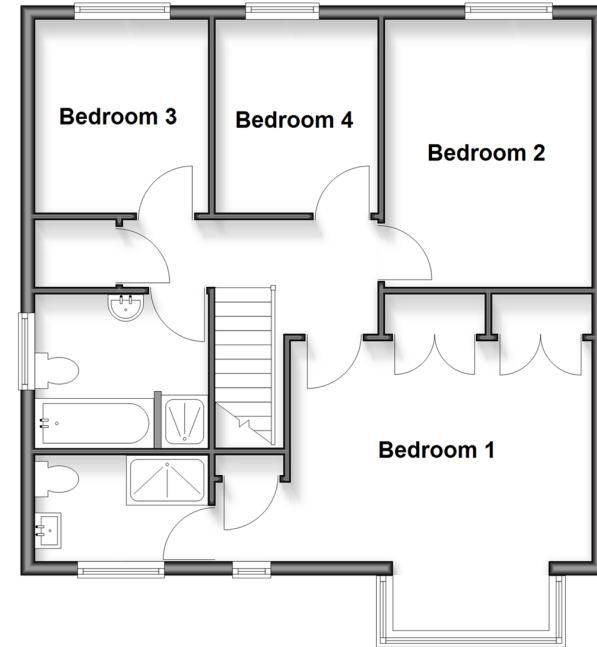
Ground Floor

Approx. 96.5 sq. metres (1038.8 sq. feet)



First Floor

Approx. 61.0 sq. metres (657.1 sq. feet)



Accommodation

GROUND FLOOR

Hallway

Cloakroom

Lounge: 15'6 x 11'3 (4.73m x 3.43m)

Dining Room: 11'3 x 9'9 (3.43m x 2.97m)

Kitchen/Breakfast Room: 17'3 x 9'9 (5.26m x 2.97m)

Utility: 10'6 x 5'0 (3.20m x 1.53m)

Conservatory: 11'11 x 11'0 (3.63m x 3.36m)

FIRST FLOOR

Landing

Bathroom: 8'2 x 7'0 (2.49m x 2.14m)

Bedroom 1: 14'1 x 10'5 (4.30m x 3.18m)

En-suite: 8'1 x 5'4 (2.47m x 1.63m)

Bedroom 2: 12'2 x 9'9 (3.71m x 2.97m)

Bedroom 3: 8'11 x 7'8 (2.72m x 2.34m)

Bedroom 4: 9'0 x 7'11 (2.75m x 2.41m)

OUTSIDE

Front Garden

Rear Garden

Double Garage

Driveway



Main features

- Located in a highly sought after road
- Walking distance to local shops, transport links and Southwater Country Park
- Large kitchen/breakfast room with the addition of a conservatory
- En-suite to main bedroom
- Double Garage and driveway for 2 cars



Nearest Schools

Primary Schools: Castlewood Primary 0.8 miles, Southwater Junior Academy 1.1 miles, St John's Catholic Primary 2.8 miles

Secondary Schools: Muntham House School 3.9 miles,



Transport Information

Train Stations: Christs Hospital 3.8 miles, Warnham 4.9 miles, Horsham 5.2 miles



Address

Great Lime Kilns, Southwater, Horsham, West Sussex, RH13



Directions

For directions to this property please contact us.



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Call Southwater Branch 01403 731901 ■ cubittandwest.co.uk



- Legal advice should be taken to verify fixtures/fittings, planning, alterations and/or lease details
- Appliances & services are untested, dimensions are approximate and floor plans are not to scale
- Through a Homewise Home For Life Plan people aged 60+ can secure this property for up to 50% less, by purchasing a Lifetime Lease

EPC RATING

CURRENT:	POTENTIAL:
D(67)	B(32)

21909619/20260106/DA/DA