

# ELTONS

Estate Agents

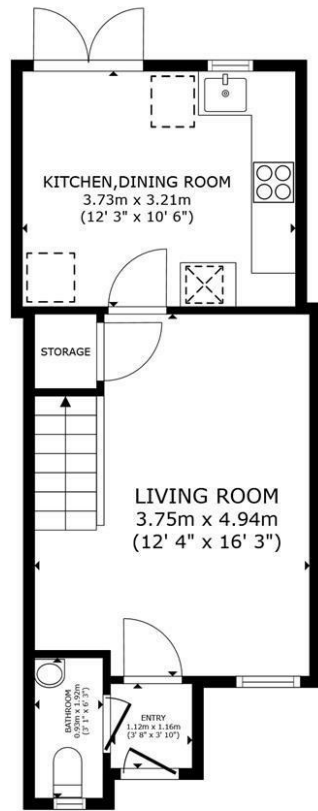


## 44 THE HORNETS HORSHAM

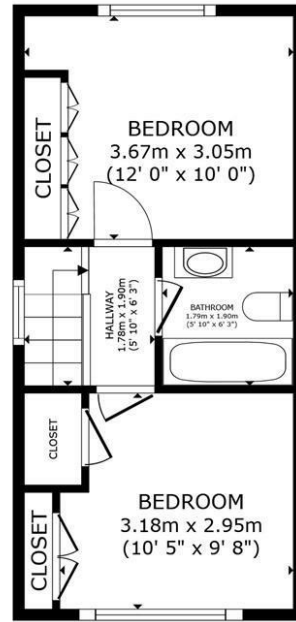
£425,000  
FREEHOLD

- GUIDE PRICE £425,000 - £450,000
- TWO LARGE DOUBLE BEDROOMS
- MODERN INTEGRATED KITCHEN WITH BOSCH APPLIANCES, QUARTZ WORKTOPS AND AMPLE SPACE FOR DINING
- MODERN BATHROOM NEW IN 2021
- DRIVEWAY SUITABLE FOR TWO VEHICLES
- TWO BEDROOM SEMI DETACHED HOUSE IN HIGHLY SOUGHT AFTER CENTRAL LOCATION
- BRIGHT AND SPACIOUS LOUNGE WITH UNDER STAIRS STORAGE
- DOUBLE DOORS OUT ONTO THE GARDEN
- SOUTHWEST FACING GARDEN FEATURING PATIO, LAWN AND MATURE BORDERS
- HIGHLY SOUGHT AFTER LOCATION ON A PREMIUM ROAD



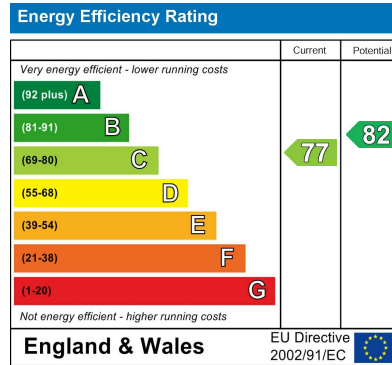


FLOOR 1



FLOOR 2

GROSS INTERNAL AREA  
FLOOR 1 33.9 m<sup>2</sup> (365 sq.ft.) FLOOR 2 29.7 m<sup>2</sup> (319 sq.ft.)  
TOTAL : 63.6 m<sup>2</sup> (685 sq.ft.)  
SIZES AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY.



Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

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