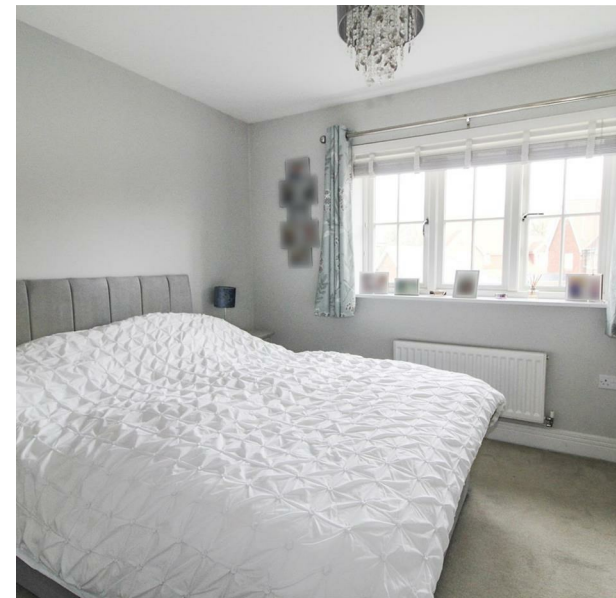
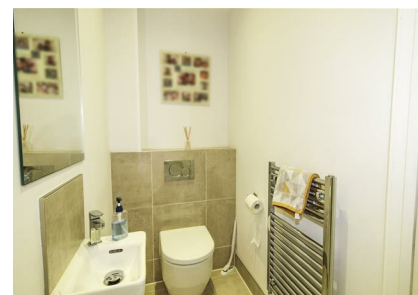


Willow Place, Barns Green, Horsham, RH13 0BA

Asking Price £385,000

Council Tax Band: C



LOCATION

We are delighted to bring to the market this two double bedroom property built by Berkley Homes on a picturesque estate in the village of Barns Green. The development is very popular due to the location; the primary school, village green, pub and Summers Pond are all within walking distance . It is also just over 6 miles to Horsham town centre with its wealth of shops, cafes and restaurants and approximately 4 miles to Billingshurst.

PROPERTY

You enter this property into a good-sized hallway with plenty of space to store coats and shoes. The modern kitchen, to the front, has a range of base and wall units and integrated fridge/freezer. The lovely lounge/diner, to the rear, has French doors leading to the rear garden. A WC and an understairs cupboard providing storage and plumbing for the washing machine, completes the downstairs accommodation. Upstairs there are two double bedrooms, the master bedroom having fabulous built-in wardrobes. There is a large bathroom and an excellent airing cupboard. This is a delightful, modern home and an internal viewing is highly recommended.

OUTSIDE

To the front is one allocated parking space and a shared visitor space. The rear garden is mainly laid to lawn, with patio, rear access and shed.

There is an estate charge of around £300 per annum



Open House Horsham



Total area: approx. 63.0 sq. metres (677.9 sq. feet)

Total measurements include garage
Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurement of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances have not been tested and no guarantee as to their operability or efficiency can be given.
Plan produced using PlanUp.



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		96
(81-91) B	82	
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	