



**OVER 60?**  
Secure this property  
for up to **59% less!**

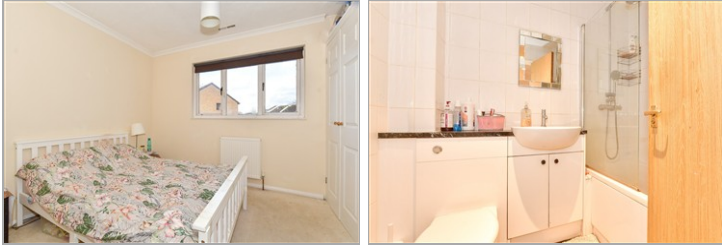
**Guide Price**  
**£300,000**

**Freehold**

2x  1x  1x 

**Wallis Way, Horsham,  
West Sussex, RH13**

**cubitt & west**  
Helping you move forwards



## Main features

- Convenience of driveway parking
- Large open plan living space and kitchen areas
- Good size private rear garden
- With no onward chain
- Short walk to local shops, 98 bus route and Leechpool woods

## Accommodation

### GROUND FLOOR

Entrance Porch

Lounge/Kitchen: 27'7 x 11'7 (8.41m x 3.53m)

### FIRST FLOOR

Landing

Bedroom 2: 11'8 x 7'9 (3.56m x 2.36m)

Bedroom 1: 11'8 into fitted wardrobes x 9'6 (3.56m x 2.90m)

Bathroom: 6'8 x 5'5 (2.03m x 1.65m)

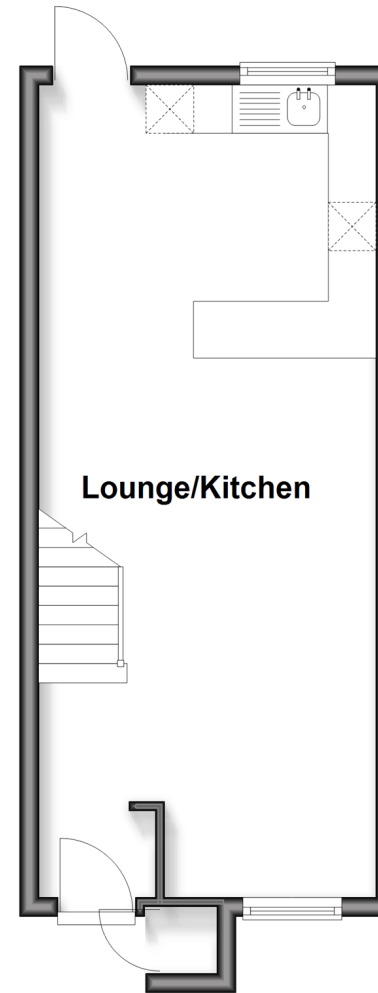
### OUTSIDE

Driveway

Front & Rear Garden

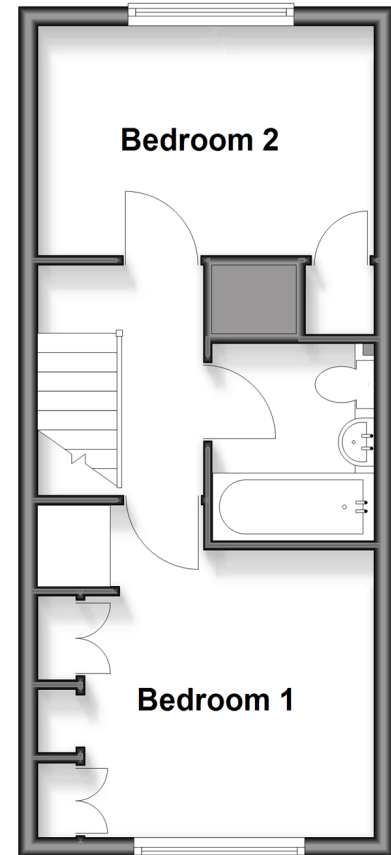
## Ground Floor

Approx. 30.1 sq. metres (324.5 sq. feet)



## First Floor

Approx. 29.7 sq. metres (319.8 sq. feet)



**Call Horsham - 01403 269268 ■ [cubittandwest.co.uk](http://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 59% less, by purchasing a Lifetime Lease



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