

Warwick House, 106-112 Ladbroke Road, Redhill, RH1 1LB
£1,600 Per Month
Council Tax Band: C



LOCATION

Open House are delighted to bring to the market this elegant, spacious two bedroom ground floor apartment in a highly convenient location. It is just a 5 minute walk to Redhill station, with its regular trains to London, Gatwick and Brighton, and a 10 minute walk to The Belfry Shopping centre in the town. Finally, for those needing to commute by car it is a 10 minute journey to the M25.

PROPERTY

You enter the property into a wide, long hallway with stylish wood laminate flooring. To the left is the kitchen with white wooden shaker-style units, oak worktops and a cosy breakfast bar for two. Adjacent to the kitchen is the light and airy, 14ft sitting/dining room. The high ceilings, large windows and ornate coving really make this spacious room a lovely place to dine, but also to sit relax on the sofa. At the end of the hallway are the bedrooms; the master bedroom is a great size with room to have large double bed and wardrobes. It also has a modern en-suite with a walk-in shower finished with mosaic floor tiles. The second bedroom is also a double, perfect for visitors but would also be a great place to set up a home office. A large modern family bathroom, which doubles as a utility area with plumbing for the washing machine, and a generous built-in cupboard in the hallway, completes the accommodation.

OUTSIDE

At the rear of the building are two allocated parking spaces. There are also delightful communal gardens with countryside views, a perfect place to sit and relax in the sunshine all year round.



Open House Horsham

Floor Plan

Approx. 62.6 sq. metres (674.3 sq. feet)



Total area: approx. 62.6 sq. metres (674.3 sq. feet)

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		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E	56	63
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	