



2 Millers Gate, Horsham

Guide Price £625,000

2 Millers Gate

Horsham

A very well-presented three-bedroom, two-bathroom detached property situated in a sought-after location, offering excellent access to local amenities, well-regarded schools, and nearby Littlehaven railway station.

The accommodation comprises a welcoming entrance hall, a spacious living area to the front of the property, a modern fitted kitchen/dining space with bi fold doors opening up to the rear patio area and landscaped rear garden, and a convenient ground-floor WC.

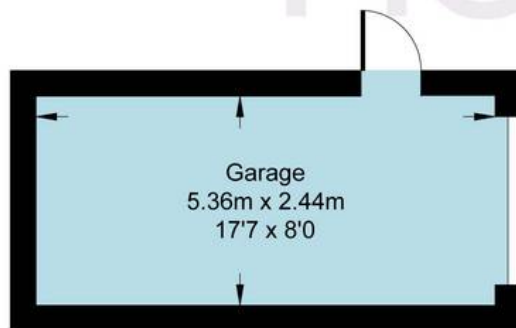
Upstairs, the principal bedroom benefits from a private modern en-suite shower room, alongside two further well-proportioned bedrooms and a stylish family walk in shower bathroom.

Externally, the property enjoys a beautifully landscaped rear garden with a patio area, ideal for outdoor dining and entertaining. Additional benefits include a garage and driveway parking.

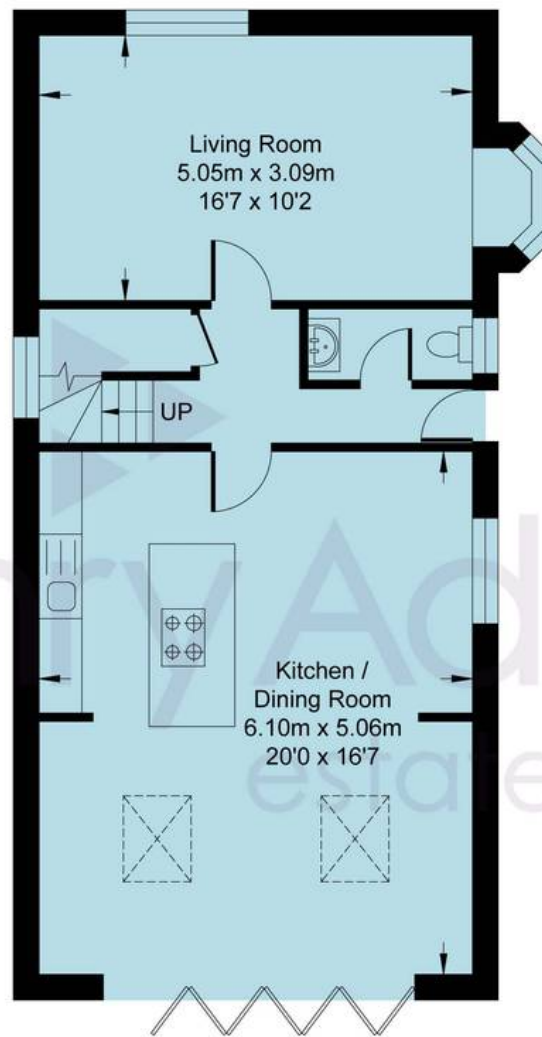
This attractive home combines stylish presentation with practical family living in a prime residential setting, making it an excellent choice for a wide range of buyers.



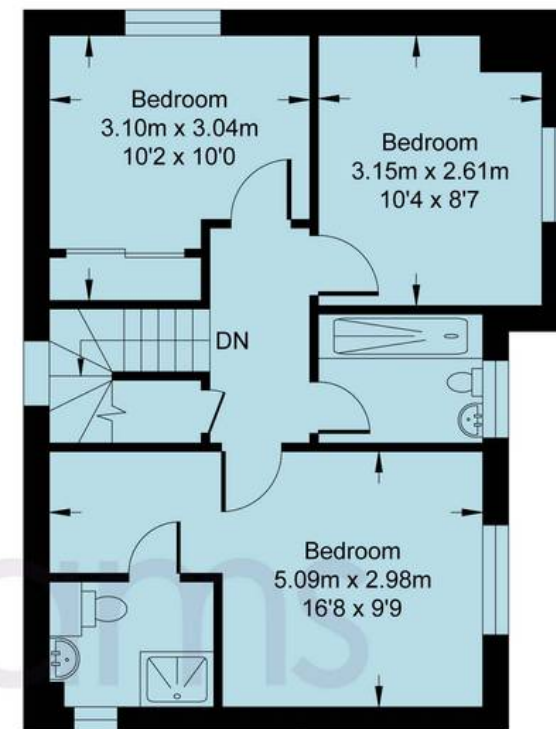




GARAGE



GROUND FLOOR



FIRST FLOOR



Millers Gate

Approximate Area = 1054 sq ft / 97.96 sq m

Garage = 141 sq ft / 13.08 sq m

Total (Including Garage) = 1195 sq ft / 111.04 sq m

For identification only - not to scale



Horsham is a thriving historic market town with an excellent selection of national and independent retailers including a large John Lewis at Home and Waitrose store. There are twice weekly award winning local markets in the Carfax in the centre of Horsham for you to stock up on local produce. East Street, or 'Eat Street' as it is known locally, has a wide choice of restaurants ranging from independent eateries such as Monte Forte and larger chains, including Wagamama, Pizza Express and Cote. You are spoilt for choice for leisure activities as there is a leisure centre with swimming pool close to Horsham Park whilst the nearby Capitol has a cinema and theatre. For those needing to commute, Horsham Station has a direct line to Gatwick (17 minutes) and London Victoria (56 minutes) and there is easy access to the M23 leading to the M25.

Council Tax band: E

Tenure: Freehold







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Agents Note – Our particulars are for guidance only and are intended to give a fair overall summary of the property. They do not form part of any contract or offer, and should not be relied upon as a statement or representation of fact. Measurements, areas and distances are approximate only. Photographs may include lifestyle shots and pictures of local views. No undertaking is given as to the structural condition of the property, or any necessary consents or the operating ability or efficiency of any service, system or appliance. Please ask if you would like further information, especially before you travel to the property.