

CPR Certificate Not Signed

Price

£400,000

Freehold

3x  1x  1x 

The Fieldings,  
Southwater, Horsham,  
West Sussex, RH13

**OVER 60?**

Secure this property  
for up to **59% less!**

**cubitt & west**  
Helping you move forwards



## Main features

- No onward chain
- Extended garage and driveway
- Sunny rear gardens
- Walking distance to bus stops and Southwater Country Park
- Roof recently replaced
- Easy access to A24 and transport links

## Accommodation

### GROUND FLOOR

Hallway

Lounge: 14'9 x 14'4 (4.50m x 4.37m)

Kitchen: 14'8 x 9'0 (4.47m x 2.75m)

Conservatory: 10'4 x 8'5 (3.15m x 2.57m)

### FIRST FLOOR

Landing

Shower Room: 6'5 x 5'6 (1.96m x 1.68m)

Bedroom 1: 13'5 x 8'11 (4.09m x 2.72m)

Bedroom 2: 7'11 x 7'3 (2.41m x 2.21m)

Bedroom 3: 7'11 x 7'5 (2.41m x 2.26m)

### OUTSIDE

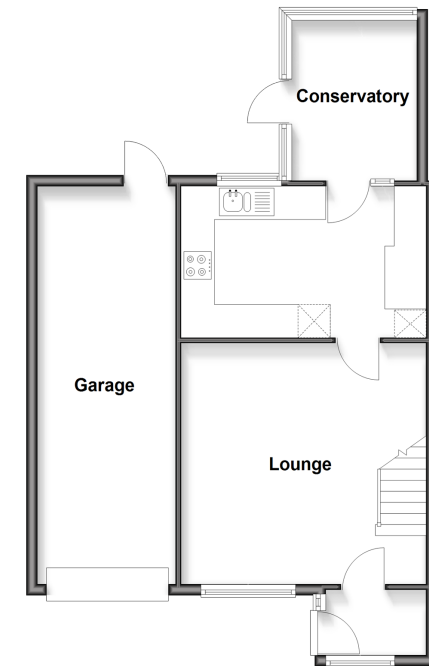
Front Garden

Rear Garden

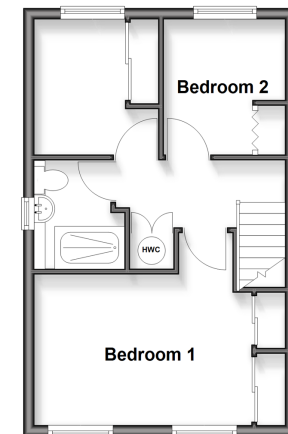
Garage

Driveway

**Ground Floor**  
Approx. 60.3 sq. metres (648.7 sq. feet)



**First Floor**  
Approx. 33.6 sq. metres (361.7 sq. feet)



Call Southwater - 01403 731901 ■ [cubittandwest.co.uk](http://cubittandwest.co.uk)

■ 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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