

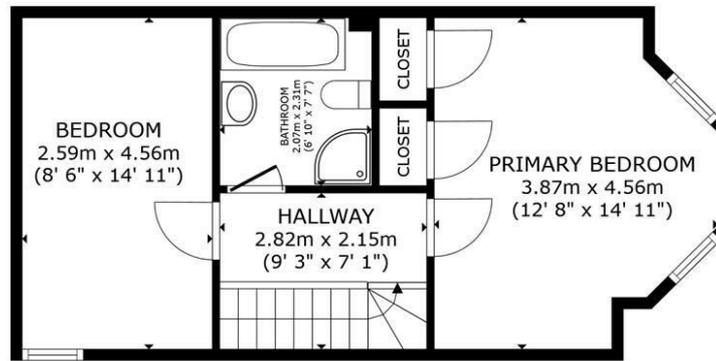
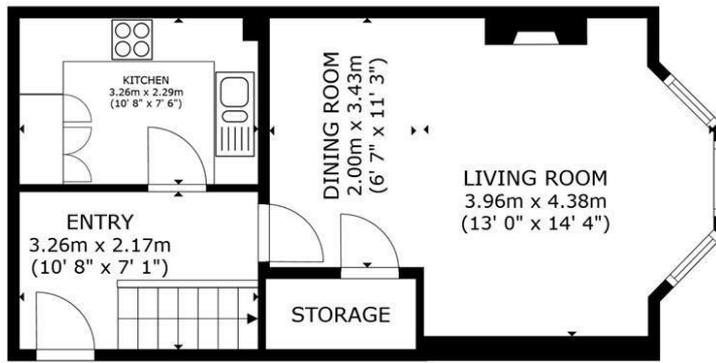


5 MEWS HOUSE FOREST ROAD HORSHAM

£375,000
LEASEHOLD - SHARE
OF FREEHOLD

- STUNNING TWO-BEDROOM MEWS PROPERTY LOCATED IN RURAL SCENIC ROFFEY PARK
- OFFERS TWO LARGE CAR PARKS ALLOWING FOR TWO UNALLOCATED PARKING SPACES
- LARGE LIVING SPACE WITH BREATHTAKING VIEWS
- 19 ACRES OF GARDENS AND WOODLAND WITH IMPRESSIVE AND ANCIENT TREES
 - ****CHAIN FREE****
- CHARACTER/PERIOD PROPERTY BUILT IN THE 1800'S
- TWO SPACIOUS DOUBLE BEDROOMS
- WALKING DISTANCE TO ST-LEONARDS FOREST AND SURROUNDING COUNTRYSIDE
- FAYGATE TRAIN STATION 0.93MI, LITTLEHAVEN TRAIN STATION 1.66MI AND HORSHAM TRAIN STATION 2.44MI FROM PROPERTY





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GROSS INTERNAL AREA
 FLOOR 1 40.5 m² (436 sq.ft.) FLOOR 2 40.6 m² (437 sq.ft.)
 TOTAL : 81.1 m² (873 sq.ft.)
 SIZES AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY.



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		72
(55-68) D		
(39-54) E	44	
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

Eltons Estate Agents Horsham 01403 299 771
 13 - 15 Queen Street sales@eltons.co.uk
 Horsham eltons.co.uk
 West Sussex
 RH13 5AA

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 Estate Agents