



Worthing Road, Horsham RH12 1HP



PROPERTY The apartment opens into a convenient well sized hallway, allowing access to the open plan kitchen/living area, bathroom and main bedroom. The stunning kitchen is well-presented and offers integrated appliances that include: fridge-freezer, dishwasher, electric cooker and microwave-oven, the washer/dryer is contained in a spacious storage cupboard. The living area boasts a spacious sitting area offering easy access to the private balcony which over looks the town centre. The double bedroom offers a great space with built in wardrobes. The luxury bathroom is finished to a high standard with bath and shower over, cupboard space above the sink and towel storage.

OUTSIDE This wonderful apartment benefits a private balcony overlooking the town centre. The Paperyard development also offers a beautifully landscaped Roof Garden. Providing a tranquil space to spend time with friends, socialise with neighbours, enjoy your morning coffee surrounded by greenery or sip an evening drink at sunset.

ROOF GARDEN The Paperyard has a unique offering, a beautifully landscaped Roof Garden. Providing a tranquil space to spend time with friends, socialise with neighbours, enjoy your morning coffee surrounded by greenery or sip an evening drink at sunset.



Total Approximate Floor Area
558.47sqft/51.88m²

Viewing arrangements by
appointment through :

Brock Taylor
01403 272002
horshamlettings@brocktaylor.co.uk



Map Location



EPC Rating

Score	Energy rating	Current	Potential
92+	A		
81-91	B	81 B	81 B
69-80	C		
55-68	D		
39-54	E		

Brook Taylor Disclaimer: we would like to inform prospective purchasers that these sales particulars have been prepared as a general guide only. A detailed survey has not been carried out, nor the services, appliances and fittings tested. Room sizes should not be relied upon for furnishing purposes and are approximate. If floor plans are included they are for guidance only and illustration purposes only and may not be to scale. If there are any important matters likely to affect your decision to buy, please contact us before viewing this property.

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2-4 East Street, Horsham, West Sussex, RH12 1HL

- Buses**
0 mins walk
- Shops**
0 mins walk
- Trains**
Horsham – 0.8 miles
- Sport & Leisure**
The Gym
0 miles
- Airport**
Gatwick
15.6 miles
- Schools**
N/A
- Broadband**
Up to 500Mbps
- Roads**
M23
- Council Tax**
Band C