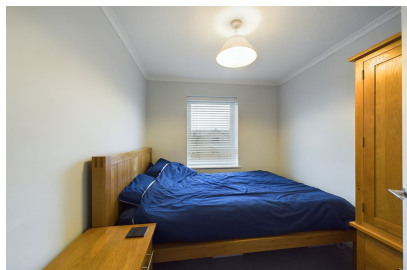




# Sales.

Station Road,  
Horsham, RH13 5EU

£175,000





## Station Road, Horsham, RH13 5EU



From the communal hall your front door opens into a generous hallway, which has a large storage cupboard and doors to all rooms. Immediately in front of you you'll find a large double bedroom with room for wardrobes and extra storage too. Moving further through the apartment you will find a newly refurbished modern bathroom with a large walk in shower and a heated towel rail. The living / dining area is a great size with plenty of room for both living space and dining too, and two windows flooding the room with plenty of natural light. The kitchen is newly fitted with plenty of work top space and a stylish range of floor and wall mounted units, space for a freestanding fridge freezer and a washing machine too.

The communal areas are well looked after and this property benefits from an allocated parking space.



### ADDITIONAL INFORMATION

Tenure: Leasehold  
Lease Term: 999 Years from 1 January 2003  
Service Charge: £400 per annum (collected quarterly)  
Service Charge Review Period: tbc

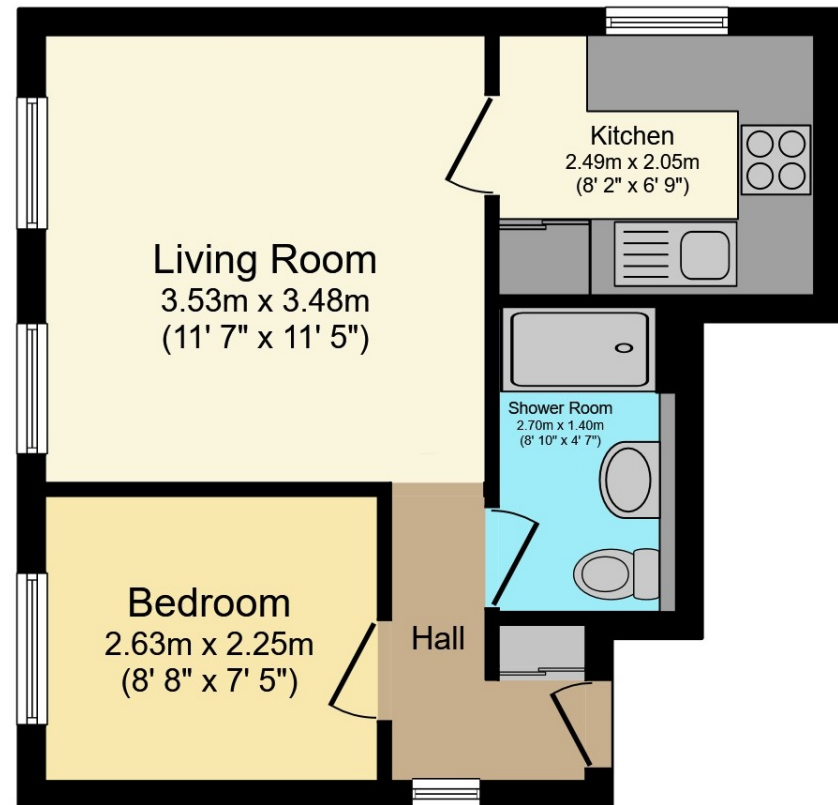
AGENTS NOTE: We strongly advise any intending purchaser to verify the above with their legal representative prior to committing to a purchase. The above information has been supplied to us by our clients/managing agents in good faith, but we have not necessarily had sight of any formal documentation relating to the above.

### Total Approximate Floor Area

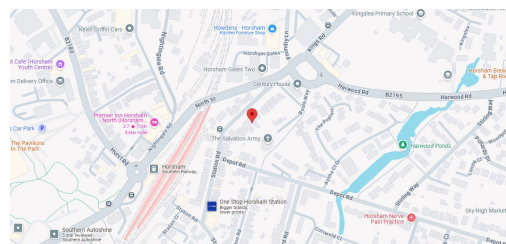
**329 sq ft / 30.6 sq m**

Viewing arrangements by  
appointment through :

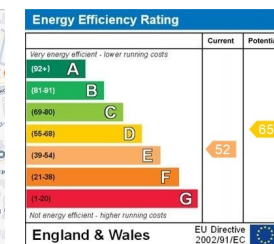
Brock Taylor  
01403 272022  
horshamsales@brocktaylor.co.uk



### Map Location



### EPC Rating



Brock 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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