

Fairlawns Horley, RH6 9HD

A well-presented two double bedroom first floor maisonette which is within walking distance of Horley town centre shops and local amenities including Horley mainline station. The property comprises spacious living room, separate fitted kitchen, two good size bedrooms, bathroom with shower. Outside space including enclosed rear garden and garage and space suitable for one car (not allocated), double glazed, gas fired radiators, new boiler.

£269,950 - Leasehold



THE PROPERTY

Living Room 16'4" x 11'4"

Bedroom 1 11'7" x 11'4"

Bedroom 2 10'1" x 9'5"

Bathroom 7'7" x 6'4"

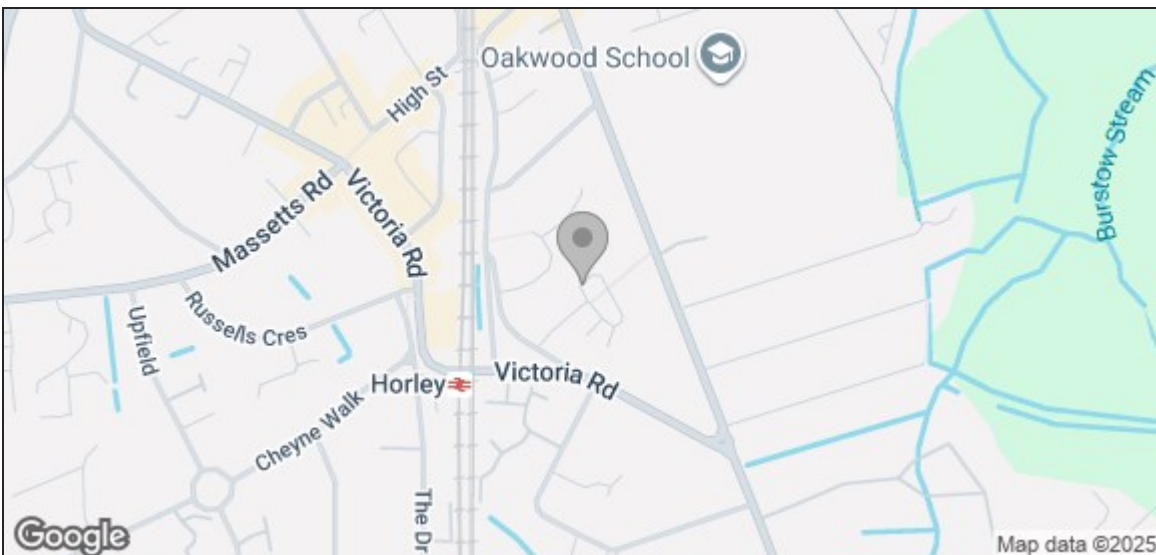
Outside:- Enclosed rear garden, garden shed, garage and space suitable for parking of one car.

The property is currently rented for £1200.00pcm so would make an ideal investment or first home with vacant possession being provided with relevant notice.



Whilst we endeavour to make our sales particulars accurate and reliable, however, they do not constitute or form part of an offer or any contract and none is to be relied upon as statements of representation or fact. The services, systems and appliances listed in this specification have not been tested by us and no guarantees as to their operating ability or efficiency are given. All measurements have been taken as guide to prospective buyers only, and are not precise. If you require clarification or further information on any points, please contact us, especially if you are travelling some distance to view.

**WILLIAMS
HARLOW**



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

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