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18 Station Road, Southwater, RH13 9HQ

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Shipley Road

Southwater, Horsham, RH13 9BD

£475,000



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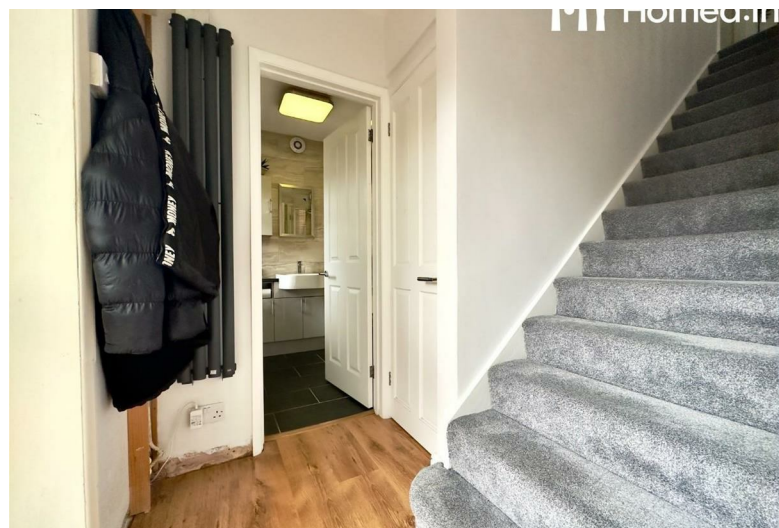
1



2



ShIPLEY Road



Description





Shipley Road, RH13

Approximate Gross Internal Area = 126.7 sq m / 1367 sq ft

Top Section:

- Bar: 2.36 x 2.26 (7'9" x 7'5")
- Home Office: 3.48 x 2.59 (11'5" x 8'6")

Ground Floor:

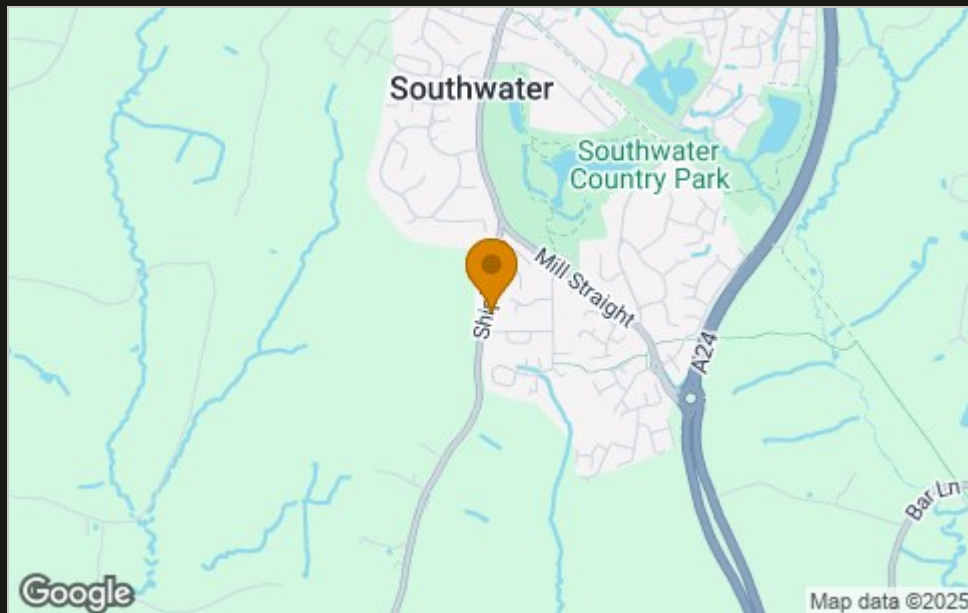
- Store: 4.14 x 2.18 (13'7" x 7'2")
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- Home Gym: 4.14 x 3.58 (13'7" x 11'8")
- Dining Room: 2.92 x 2.62 (9'7" x 8'7")
- Kitchen: 3.61 x 2.79 (11'10" x 9'2")
- Reception Room: 5.03 x 3.40 (16'6" x 11'2")
- Bathroom
- Staircase (Up/Down)
- IN (Entrance)

First Floor:

- Bedroom 1: 2.44 x 2.36 (8' x 7'9")
- Bedroom 2: 3.35 x 2.68 (11' x 8'1")
- Staircase (Up/Down)

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Energy Efficiency Graph



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on 01403 597595 if you wish to arrange a viewing appointment for this property
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Energy Efficiency Rating		Current	Potential
<p><i>Very energy efficient - lower running costs</i></p> <p>(92 plus) A</p> <p>(81-91) B</p> <p>(69-80) C</p> <p>(55-68) D</p> <p>(39-54) E</p> <p>(21-38) F</p> <p>(1-20) G</p> <p><i>Not energy efficient - higher running costs</i></p>			
England & Wales		EU Directive 2002/91/EC	
Environmental Impact (CO ₂) Rating			
		Current	Potential
<p><i>Very environmentally friendly - lower CO₂ emissions</i></p> <p>(92 plus) A</p> <p>(81-91) B</p> <p>(69-80) C</p> <p>(55-68) D</p> <p>(39-54) E</p> <p>(21-38) F</p> <p>(1-20) G</p> <p><i>Not environmentally friendly - higher CO₂ emissions</i></p>			
England & Wales		EU Directive 2002/91/EC	