



Homed:In

18 Station Road, Southwater, RH13 9HQ



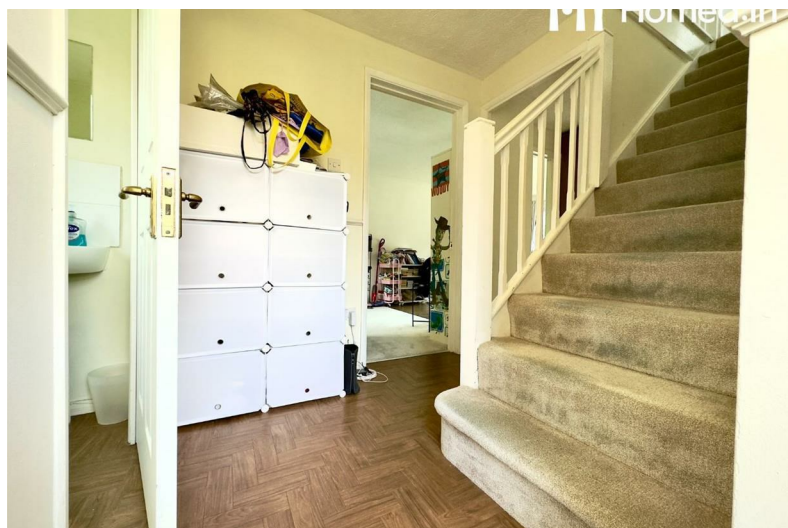
Camelot Close

Southwater, Horsham, RH13 9XP

£450,000



Camelot Close



Description

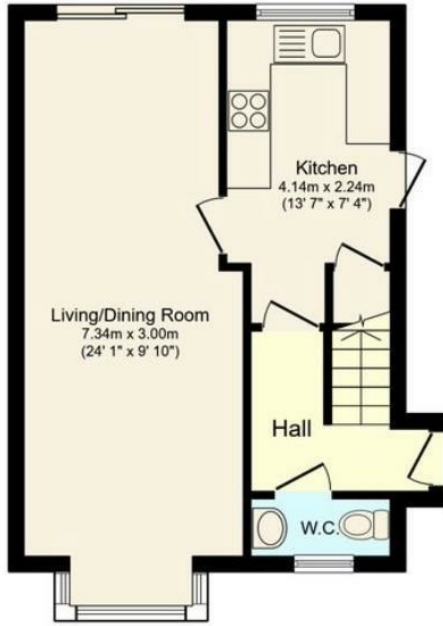
A brilliant detached home in a quiet cul de sac and with a sunny west facing garden, in popular Southwater.

- Attractive Detached Home in Southwater
- Sunny Westerly & Good Sized Garden
- Naturally Light Throughout
- Quiet Cul de Sac, Ideal for Pets
- VIDEO IN TAB
- End of Chain
- Garage and Driveway
- Long Open Kitchen-Diner with Bay Window
- Close to Amenities
- Book Your Viewing and Sussex Valuation Today



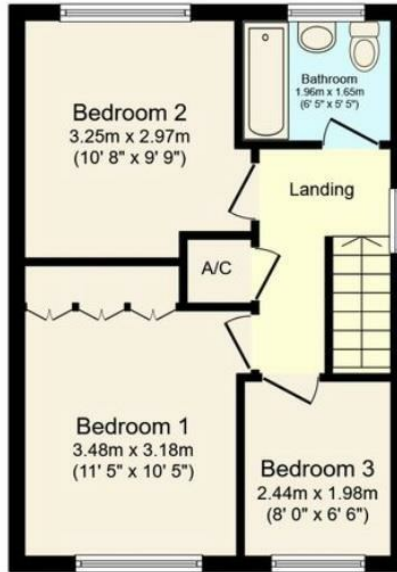


Floor Plan



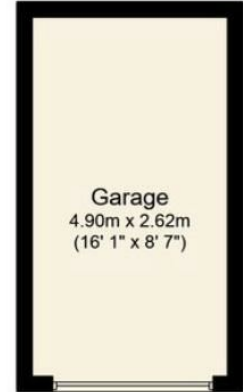
Ground Floor

Floor area 38.2 sq.m. (411 sq.ft.) approx



First Floor

Floor area 52.6 sq.m. (566 sq.ft.) approx

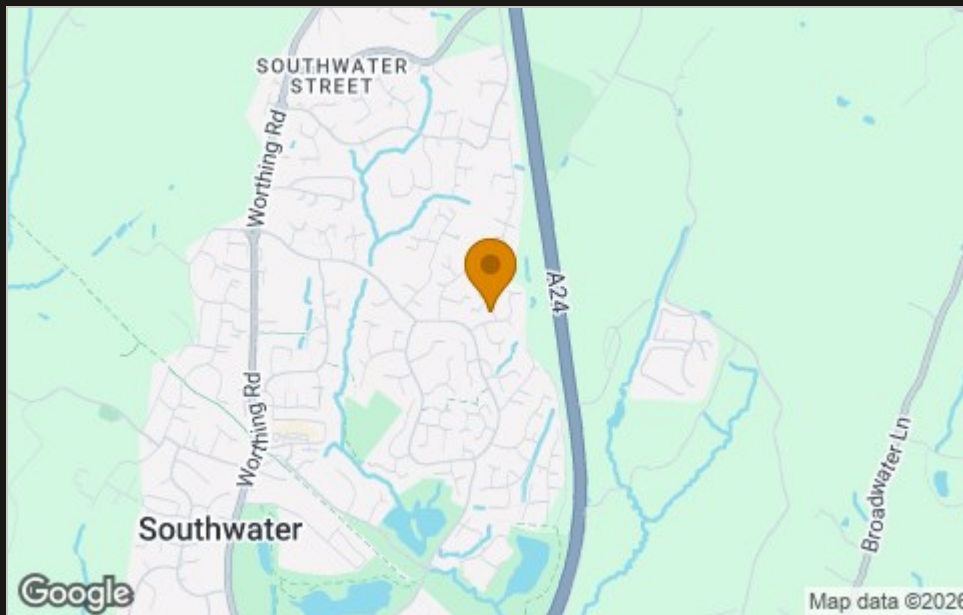


Garage

Floor area 13.1 sq.m. (141 sq.ft.) approx

Total floor area 103.9 sq.m. (1,118 sq.ft.) approx

Area Map



Viewing

Please contact our Horsham Office on 01403 597595 if you wish to arrange a viewing appointment for this property or require further information.

Energy Efficiency Graph

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	
Environmental Impact (CO ₂) Rating		Current	Potential
Very environmentally friendly - lower CO ₂ emissions			
(92 plus)	A		
(81-91)	B		
(69-80)	C		
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not environmentally friendly - higher CO ₂ emissions			
England & Wales		EU Directive 2002/91/EC	

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

To **GET A FREE VALUATION** Call us on: **01403 597595**
or email us at: info@homedin.co.uk