



16 Twyner Close, Horley, RH6 9XW

www.jamesdeanproperty.co.uk



JAMES DEANE
ESTATE AGENTS

Tucked away in a small cul de sac on the ever popular Langshott development adjacent to Langshott Manor, is this extended and sizeable detached family home, first time on the market in 30 years. With a large rear extension and potential for the new owners to put their own stamp on, this is a perfect choice for the buyers looking for a home they can grow into.

Walking through the front door there is a cloakroom set off to the left hand side and the dual aspect lounge is set off to the right hand side. This then opens through to the sizeable rear extension, which is currently being used as a formal dining room and has bi fold doors opening out to the rear garden.



The kitchen/breakfast room has been modernised and offers cream matching wall and base units, space for double oven and hob as well as door accessing the integral garage. There is the added bonus of a separate utility room with space and plumbing for washing machine and tumble dryer as well as wall and base units and stable door to the rear garden.

On the first floor are four bedrooms with the main and second bedroom having fitted wardrobes. The main bedroom has an en suite shower room and there is also a family bathroom with white suite as well and part tiled walls. The loft is predominantly boarded providing extensive storage.

To the rear is a well maintained rear garden with paved seating area, lawn and flower beds. Side access leads through to parking set to the front for a number of vehicles.

The property is located with in walking distance of 24 hour public transport, as well as popular local schools and Langshott woods, with it's abundance of scenic walks and walking routes.

Looking for your next move sooner rather than later, then this home is offered with NO FORWARD CHAIN.

Offers In The Region Of £550,000



Floor plan



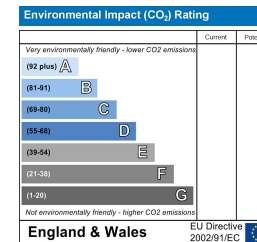
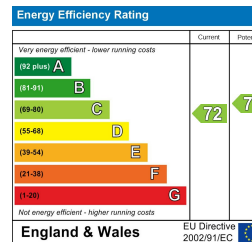
Twyner Close, RH6
Approx. Gross Internal Floor Area 1387 sq. ft / 128.83 sq. m
(Excluding Garage)



Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of floors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. The measurements should not be relied upon for valuation, transaction and/or funding purposes. This plan is for illustrative purposes only and should be used as such by any prospective purchaser or tenant. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

Copyright Property Portraits | www.propertyportraits.co.uk

TENURE: Freehold
 Council Tax Band: F



www.jamesdeanproperty.co.uk



JAMES DEAN
 ESTATE AGENTS

67 HIGH STREET, REIGATE, RH2 9AE
 T: 01737 242331 F: 01737 243481
 E: reigate@jamesdeanproperty.co.uk

66 VICTORIA ROAD, HORLEY, SURREY, RH6 7PZ
 T: 01293 784411 F: 01293 784422
 E: info@jamesdeanproperty.co.uk

Please note that no appliances or systems have been tested. All measurements are approximate and must not be relied upon for any purpose. Any appliances listed in these details may not be included in the sale price. These particulars do not form any part of an offer or contract and their accuracy cannot be guaranteed. Lease information where applicable has been provided by the vendor. James Dean cannot be held liable if the information is incorrect.