



Consort Way Horley RH6 7AF

www.jamesdeanproperty.co.uk



JAMES DEAN
ESTATE AGENTS

JamesDean are delighted to present to the market this beautifully presented two bedroom ground floor apartment in the heart of Horley town centre.

In brief the property comprises: large welcoming entrance hall, spacious open plan lounge diner with modern fitted kitchen, double bedroom, family bathroom with bath and separate shower cubicle, second single bedroom, gas central heating, double glazing, a secure communal entry system and parking for one car*.



Other benefits include easy reach of the mainline train station, Gatwick airport and local transport links.

*Please note, there is a one off charge to the block management for the parking, details upon request.

Five-week security deposit: £1,384.61

EPC rating: C

Council Tax band: C - Reigate & Banstead

Twelve-month tenancy with a six-month break clause

Household income: £36,000 pa

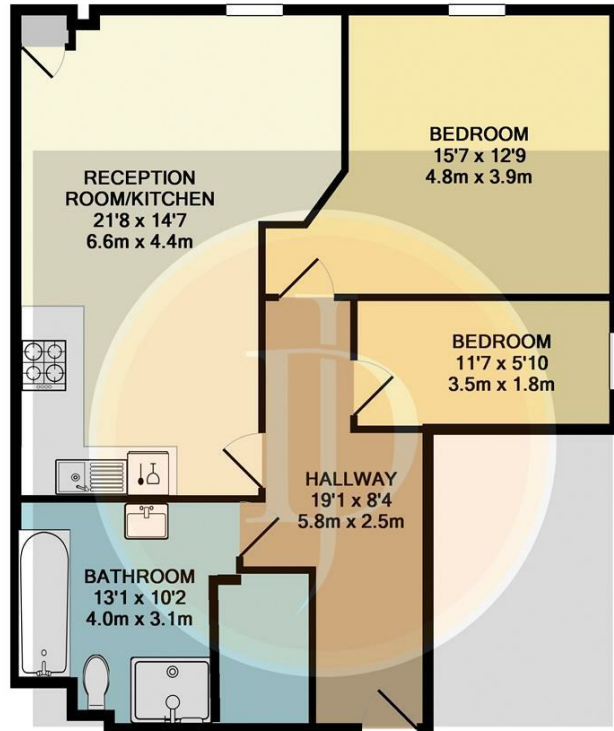
Parking arrangements: Parking for one car*

Furnishings: Unfurnished

£1,200 Per Calendar Month



Floor plan



TOTAL APPROX. FLOOR AREA 727 SQ.FT. (67.6 SQ.M.)

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given
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Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		
England & Wales		EU Directive 2002/91/EC

Environmental Impact (CO ₂) Rating		
	Current	Potential
<i>Very environmentally friendly - lower CO₂ emissions</i>		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not environmentally friendly - higher CO₂ emissions</i>		
England & Wales		EU Directive 2002/91/EC

Key information

Viewing: Strictly By Appointment

Fees

Please see below for fees relating to this property.

Reservation Fee

To secure a property through us you will be required to pay a weeks rent as a reservation fee. This takes the property off the market and starts the referencing process.

Move In Balance

On the day of move in you will be required to pay the remaining move in balance. This is as follows:

First Months Rent: £1,200 Per Calendar Month

Security Deposit: £1,384

Any questions please call your local branch.



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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.