



Copse Lane Horley RH6 9XT

[www.jamesdeanproperty.co.uk](http://www.jamesdeanproperty.co.uk)



# JAMES DEAN

ESTATE AGENTS

JamesDean are pleased to present to the market this beautifully kept two bedroom mid terrace home on the sought after Langhott development. The property is conveniently located within walking distance of Horley town centre and mainline train station, the Fastway 20 bus route is also only a few minutes walk.

In brief the property comprises of: entrance hall leading through to the kitchen with appliances, lounge/diner with door leading out to the garden, two double bedrooms and modern bathroom with shower.

The property also benefits from having ample residents parking.

Offered to the market unfurnished.

EPC Rating - D  
Council Tax Band - D



**£1,200 Per Calendar Month**





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## 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 reservation fee equal to one weeks rent. This takes the property off the market and starts the referencing process.

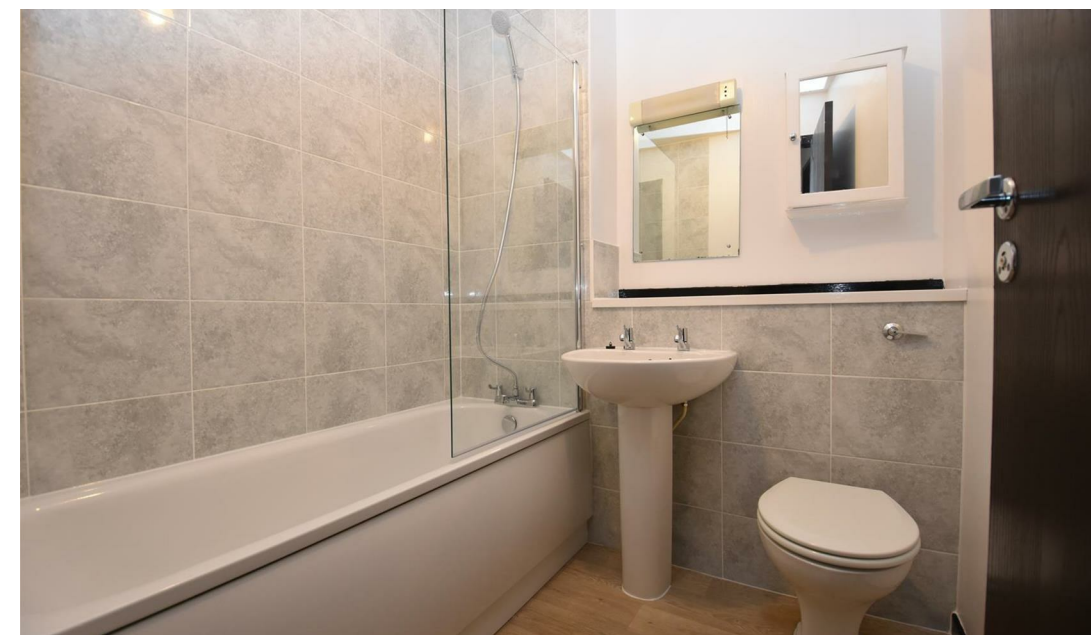
## **Move In Balance**

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.**



**JAMES DEAN**  
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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.