



Maizecroft Horley RH6 9UL

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JAMES DEAN
E S T A T E A G E N T S

JamesDean are delighted to offer to the market this beautifully presented one bedroom house located on the popular Langshott development. Situated within easy reach of the Fastway 20 bus route and walking distance of Horley town centre and mainline train station this property is ideal for anyone needing to commute.

In brief the property comprises of: Entrance porch, lounge/diner, fully fitted kitchen, double bedroom with fitted wardrobes, bathroom with shower, access



to garden from kitchen and ample residents parking.

****Please note, photos will be updated****

Five-week security deposit - £1,269.23

EPC Rating - D

Council Tax band - C

Twelve-month tenancy with a six-month break clause

Household income - £33,000 pa

Parking arrangements - Residents parking

Furnishings - Unfurnished

£1,100 Per Calendar Month



PORCH

LIVING ROOM
19' x 12'
5.8m x 3.7m

KITCHEN
9' x 5'
2.8m x 1.5m

BEDROOM
12' x 10'
3.7m x 3.0m

WARDROBE

AIRING CUPBOARD

LANDING

B

TOILET

BATH

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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Environmental Impact (CO ₂) Rating		Current	Potential
Very environmentally friendly - lower CO₂ 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 CO₂ emissions		52	56
England & Wales		EU Directive 2002/91/EC	

Any questions please call your local branch.