



Parsons Close Horley RH6 8SE

www.jamesdeanproperty.co.uk



JAMES DEANE
ESTATE AGENTS

Located in a quiet cul de sac in the popular Meath Green Area is this well presented one bedroom end of terrace house.

In brief, this property offers: A modern kitchen, lounge/dining room with sliding doors to a private rear low maintenance garden. Upstairs hosts the bathroom and double bedroom with built in wardrobes.

Other benefits include a garage en-bloc and parking set to the front.



Five-week security deposit - £1,471.15
EPC Rating - D
Council Tax band - C - Reigate & Banstead
Twelve-month tenancy with a six-month break clause

Household income - £38,250 pa
Parking arrangements - Garage
Furnishings - Unfurnished

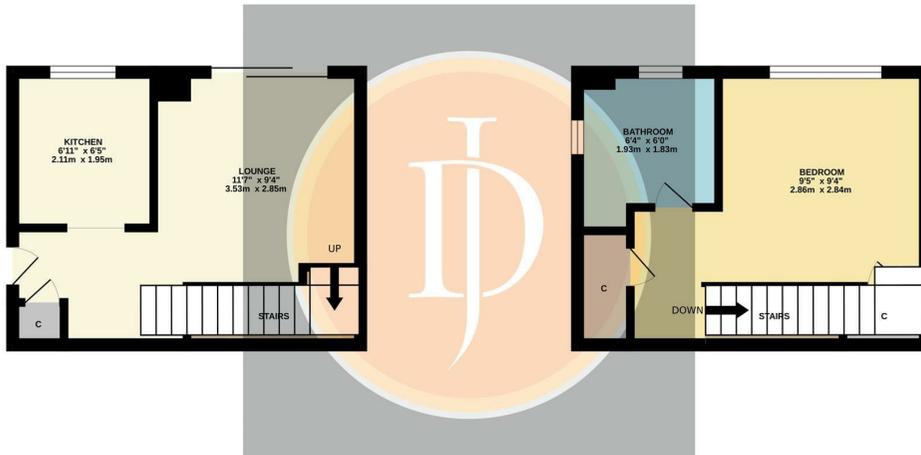
£1,275 Per Calendar Month



Floor plan

GROUND FLOOR
192 sq.ft. (17.8 sq.m.) approx.

1ST FLOOR
192 sq.ft. (17.9 sq.m.) approx.



TOTAL FLOOR AREA : 384 sq.ft. (35.7 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan 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
Very energy efficient - lower running costs			
(92 plus) A			93
(81-91) B			
(69-80) C			
(55-68) D		57	
(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	

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: £1,275 Per Calendar Month

Security Deposit: £1,471

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.