



Saxley Horley RH6 9XG

www.jamesdeanproperty.co.uk

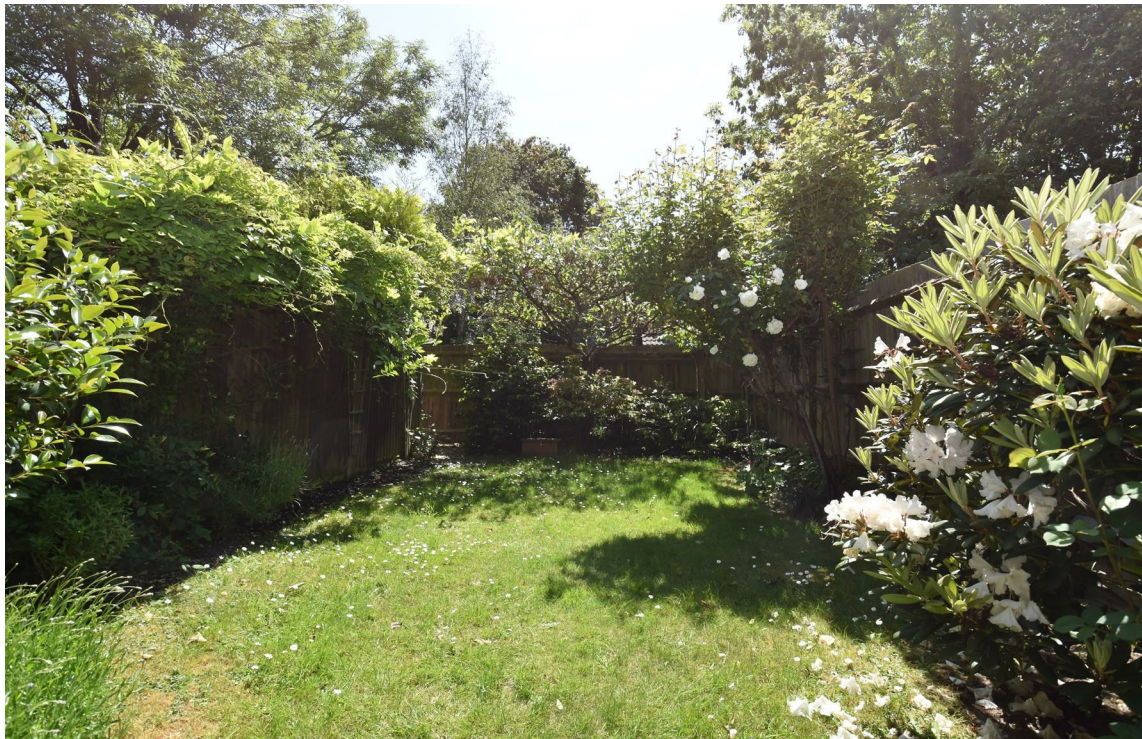


JAMES DEAN
ESTATE AGENTS

JamesDean are pleased to offer this three-bedroom mid-terraced property on the Langshott development in Horley.

Situated within a cul-de-sac, the property briefly comprises: a spacious lounge/diner with access to the garden, two doubles & one single bedroom, fully equipped kitchen, bathroom with shower over the bath and use of loft.

Externally the property offers residents parking as well as a well maintained



rear garden with patio.

Five-week security deposit - £1,730.76

EPC Rating - D

Council Tax band - D

Twelve-month tenancy with a six-month break clause

Household income 30 x monthly rent - £45,000

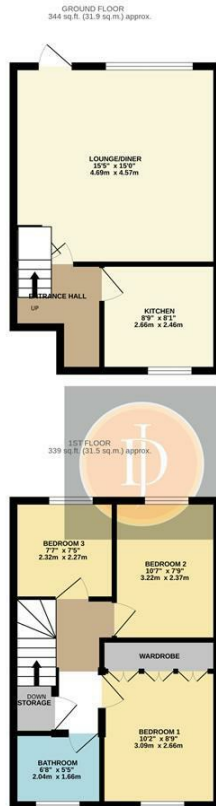
Parking arrangements - Residents parking

Furnishings - Unfurnished

£1,500 Per Calendar Month



Floor plan



TOTAL FLOOR AREA: 683 sq ft (63.4 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 for any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee is given as to their operability or efficiency can be given.
Made with Metropix C2023

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			89
(81-91) B			
(69-80) C		64	
(55-68) D			
(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			89
(81-91) B			
(69-80) C		60	
(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: £1,500 Per Calendar Month

Security Deposit: £1,730

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.