



Wordsworth Place, Horsham, Sussex RH12 5PR
£1,750 Per Month

& LINES
James

32 Wordsworth Place

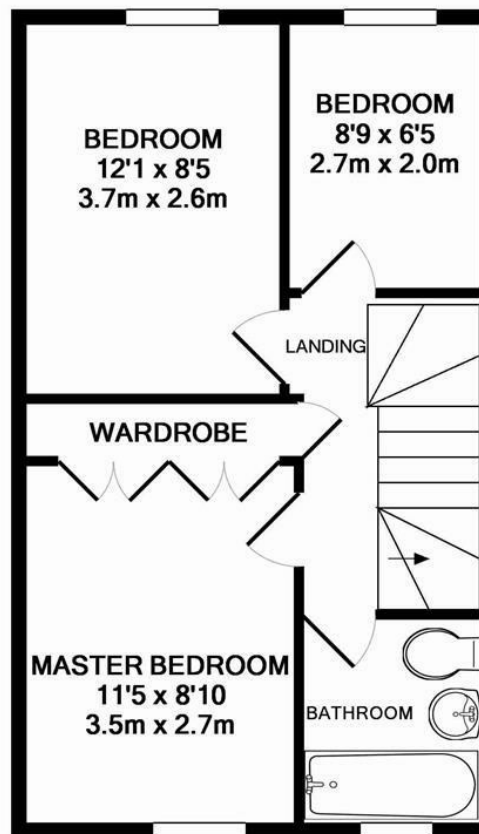
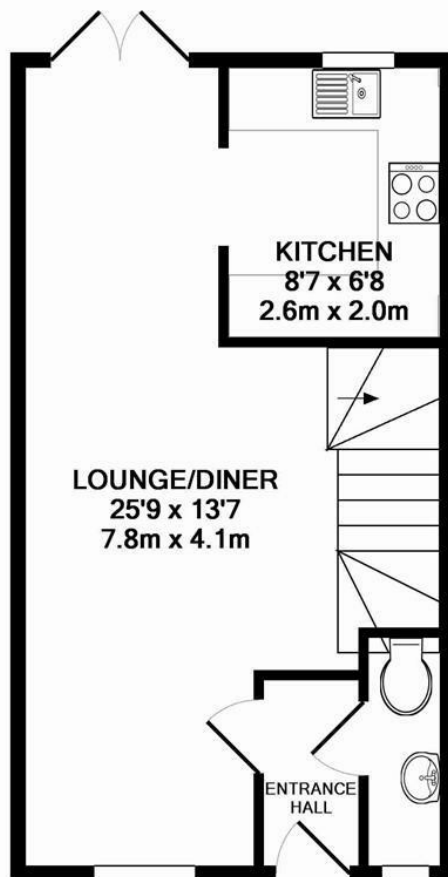
A superbly presented three bedroom terraced house with garage in the popular north Horsham area with good access to A264/A24.

Lines & James are delighted to offer to the market this good sized three bedroom terraced house situated at the end of a popular cul-de-sac in north Horsham. The accommodation comprises: Entrance hall, cloakroom, large dual aspect lounge/diner featuring wood flooring and patio doors opening to the rear garden. Stylish fitted kitchen with appliances. Upstairs the main bedroom features a built in wardrobe, there is a further double bedroom, single bedroom and modern family bathroom with shower over bath.

This property also benefits from gas central heating, double glazing and garage.

- TERRACED
- GOOD LOCATION
- THREE BEDROOMS
- UNFURNISHED
- EPC RATING C
- COUNCIL TAX BAND D
- ALLOCATED PARKING & GARAGE
- DEPOSIT £2019.23
- 12 MONTHS +
- AVAILABLE APRIL





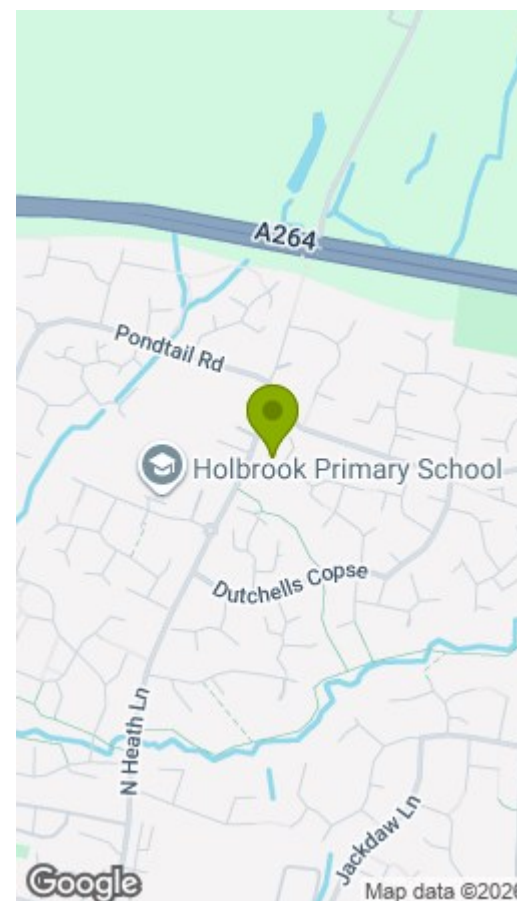
GROUND FLOOR
APPROX. FLOOR
AREA 349 SQ.FT.
(32.5 SQ.M.)

1ST FLOOR
APPROX. FLOOR
AREA 381 SQ.FT.
(35.4 SQ.M.)

TOTAL APPROX. FLOOR AREA 731 SQ.FT. (67.9 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
 Very energy efficient - lower running costs (92-101) A (81-91) B (69-80) C (55-68) D (39-54) E (21-38) F (1-20) G Not energy efficient - higher running costs	86 66
England & Wales EU Directive 2002/91/EC	

Environmental Impact (CO ₂) Rating	
Current	Potential
 Very environmentally friendly - lower CO ₂ emissions (12 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	



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