



**OVER 60?**

Secure this property  
for up to **59% less!**

**Price**  
**£375,000**

**Freehold**

2x  1x  1x 

**Wordsworth Place,  
Horsham, West Sussex,  
RH12**

**cubitt&west**  
Helping you move forwards





## Main features

- Situated in a tucked away position
- Well presented with a conservatory to extend the living space
- Convenience of off road parking
- Sunny aspect rear garden with access onto a woodland copse
- Located within easy reach of Littlehaven station and road network

## Accommodation

### GROUND FLOOR

Entrance Hall

Kitchen: 9'10 x 6'0 (3.00m x 1.83m)

Lounge: 15'8 x 11'9 (4.78m x 3.58m)

Conservatory: 11'4 at widest point x 8'6 at widest point (3.46m x 2.59m)

### FIRST FLOOR

Landing

Bedroom 1: 11'8 x 9'3 (3.56m x 2.82m)

Bathroom: 6'1 x 5'6 (1.86m x 1.68m)

Bedroom 2: 11'9 at widest point x 9'11 at widest point (3.58m x 3.02m)

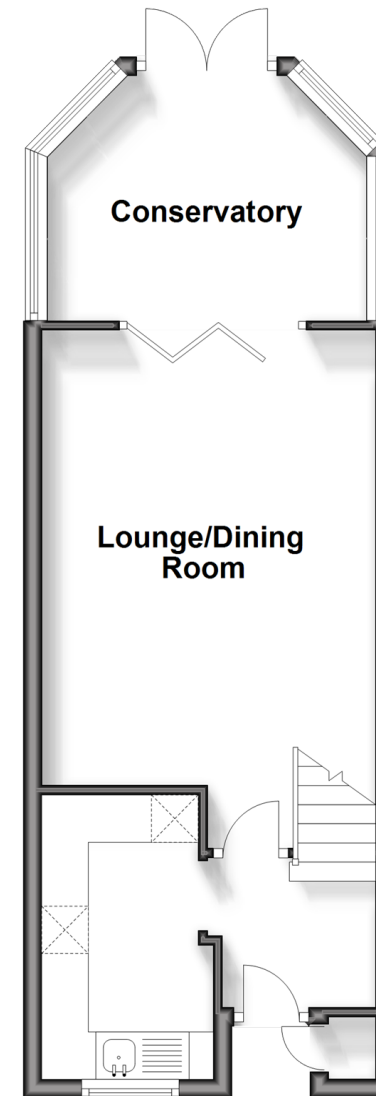
### OUTSIDE

Rear Garden

Allocated Parking Space

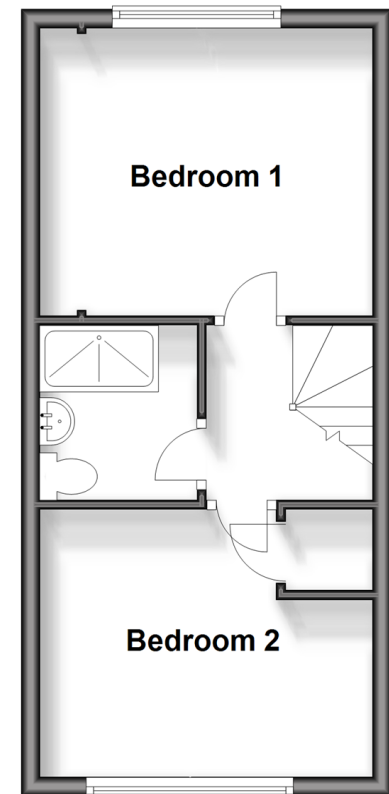
## Ground Floor

Approx. 35.9 sq. metres (386.4 sq. feet)



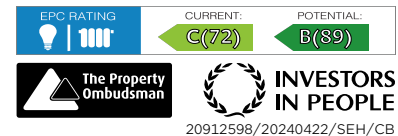
## First Floor

Approx. 28.4 sq. metres (305.2 sq. feet)



**Call Horsham - 01403 269268 ■ [cubittandwest.co.uk](http://cubittandwest.co.uk)**

- Legal advice should be taken to verify fixtures/fittings, planning, alterations and/or lease details
- Appliances & services are untested, dimensions are approximate and floor plans are not to scale
- Through a Homewise Home For Life Plan people aged 60+ can secure this property for up to 59% less, by purchasing a Lifetime Lease.



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