



**Price**

**£500,000**

**Freehold**

3x  2x  1x 

**Coach House Mews,  
Horsham Road, Cowfold,  
West Sussex, RH13**

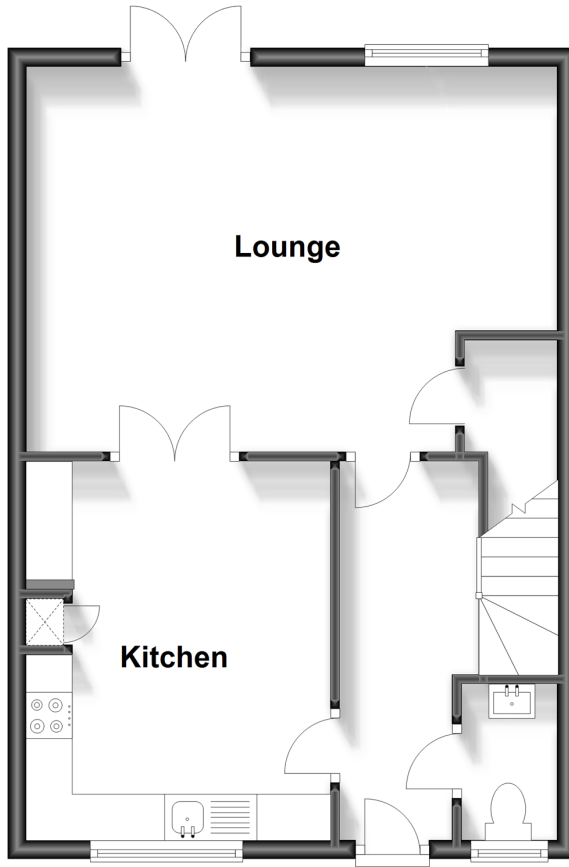
**OVER 60?**

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

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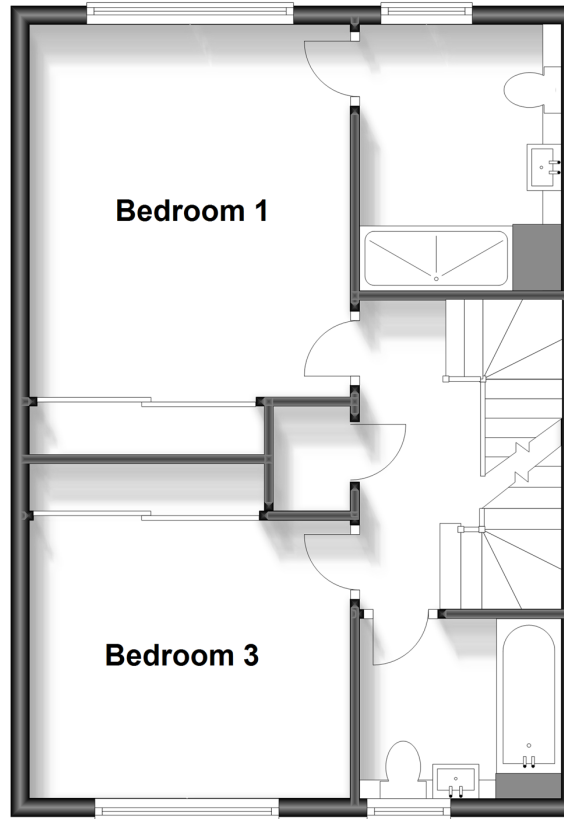
## Ground Floor

Approx. 48.2 sq. metres (518.8 sq. feet)



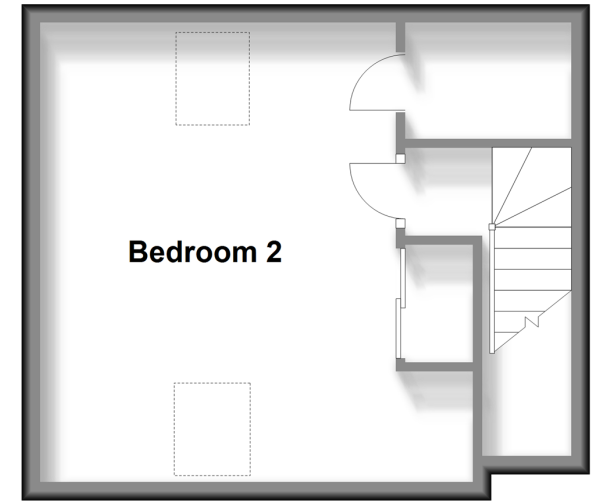
## First Floor

Approx. 48.2 sq. metres (518.8 sq. feet)



## Second Floor

Approx. 28.3 sq. metres (304.5 sq. feet)



## Accommodation

### GROUND FLOOR

Entrance Hall

Cloakroom

Kitchen: 13'5 x 10'10 (4.09m x 3.30m)

Lounge: 18'11 at widest point x 13'7 at widest point (5.77m x 4.14m)

### FIRST FLOOR

Landing

Bathroom: 6'11 x 5'8 (2.11m x 1.73m)

Bedroom 3: 12'2 x 11'5 (3.71m x 3.48m)

Bedroom 1: 14'11 up to fitted wardrobes x 11'5 (4.55m x 3.48m)

En Suite Shower Room: 9'4 x 6'3 (2.85m x 1.91m)

### SECOND FLOOR

Landing

Bedroom 2: 16'2 x 15'4 into fitted wardrobes (4.93m x 4.68m)

Store Cupboard

### OUTSIDE

Front & Rear Garden

Off Road Parking





## Main features

- A beautiful mews-style modern family home offered to the market in superb condition
- Located in the heart of Cowfold Village
- Easy main road access down to the coast and up into Surrey and Gatwick
- Stunning modern and contemporary kitchen and bathrooms
- Electric security gates and driveway parking
- Low maintenance rear garden



### Nearest Schools

Primary Schools: St Peter's CofE Primary 0.1 miles.  
Secondary Schools: Farney Close School 3.8 miles, The Forest School, 6.3 miles, Millais 6.4 miles.  
Further Education: Christ's Hospital 5.3 miles, The College of Richard Collyer 6.3 miles



### Transport Information

Train Stations: Horsham 5.5 miles, Christs Hospital 5.7 miles, Littlehaven 6.3 miles



### Address

Coach House Mews, Horsham Road, Cowfold, West Sussex, RH13



### Directions

For directions to this property please contact us.





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■ 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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