

OVER 60?

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for up to **59% less!**



Price
£800,000
Freehold

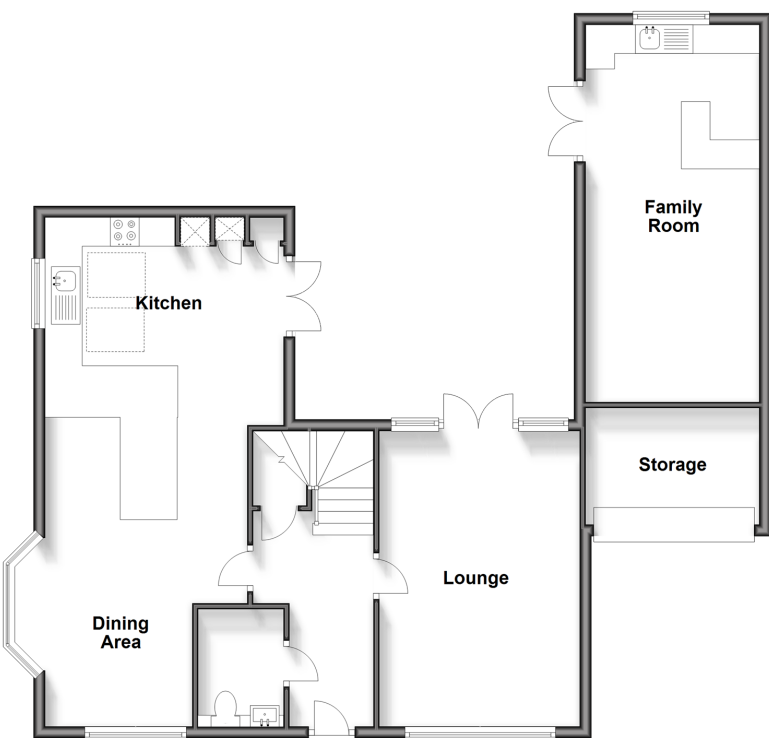
5x  4x  2x 

Heydon Way, Broadbridge Heath,
Horsham, West Sussex, RH12

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Helping you move forwards

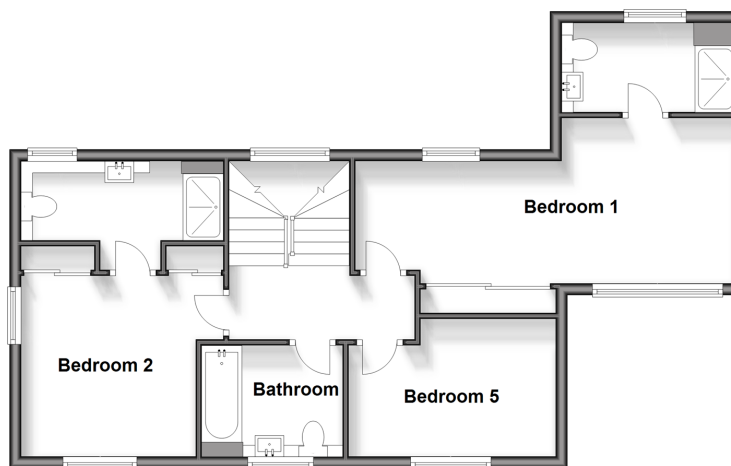
Ground Floor

Approx. 89.7 sq. metres (965.6 sq. feet)



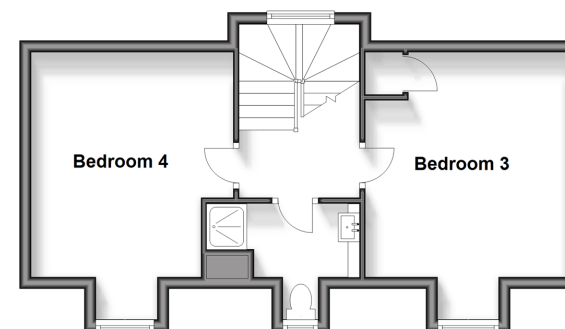
First Floor

Approx. 61.5 sq. metres (662.2 sq. feet)



Second Floor

Approx. 39.6 sq. metres (426.1 sq. feet)



Accommodation

GROUND FLOOR

Entrance Hall

Cloakroom

Lounge: 17'4 x 11'5 (5.29m x 3.48m)

Dining Area: 17'9 (5.41m) x 11'3 (3.43m) narrowing to 8'1 (2.47m)

Kitchen: 13'7 x 11'4 (4.14m x 3.46m)

FIRST FLOOR

Landing

Bedroom 2: 10'3 x 10'3 up to fitted wardrobes (3.13m x 3.13m)

En Suite Shower Room: 11'7 x 4'6 (3.53m x 1.37m)

Bathroom: 8'0 x 5'8 (2.44m x 1.73m)

Bedroom 5: 11'8 x 7'10 (3.56m x 2.39m)

Bedroom 1: 23'3 at widest point x 9'7 at widest point (7.09m x 2.92m)

En Suite Shower Room: 5'1 x 5'1 (1.55m x 1.55m)

SECOND FLOOR

Landing

Bedroom 3: 12'10 into bay x 11'7 (3.91m x 3.53m)

Shower Room: 8'9 x 4'2 (2.67m x 1.27m)

Bedroom 4: 12'10 at widest point x 9'6 (3.91m x 2.90m)

OUTSIDE

Family Room: 21'6 x 9'10 (6.56m x 3.00m)

Storage: 12'0 x 10'2 (3.66m x 3.10m)

Front & Rear Garden

Off Road Parking



Main features

- The Wells by Countryside homes, a spacious family home
- Sociable space with large kitchen/dining area
- Tandem garage has been part-converted into a family room with useful storage
- With no onward chain the property is ready to move into
- Fantastic location near main road network, schools, shops and local countryside



Nearest Schools

Primary Schools: Shelley Primary 0.4 miles.

Secondary Schools: Tanbridge House School 0.7 miles, Farlington School 1.4 miles, Christ's Hospital 1.6 miles



Transport Information

Train Stations: Christs Hospital 1.0 miles, Horsham 2.0 miles, Warnham 2.4 miles



Address

Heydon Way, Broadbridge Heath, Horsham, West Sussex, RH12



Directions

For directions to this property please contact us.



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Call Horsham Branch 01403 269268 ■ 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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