



Price
£450,000

Freehold

3x  1x  1x 

**Bamborough Close,
Southwater, Horsham,
West Sussex, RH13**

OVER 60?

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

cubitt & west
Helping you move forwards



Main features

- Situated in a quiet cul-de-sac
- Ample off road parking and extended garage with power
- Extended 3rd bedroom above porch
- Close to Southwater shops and country park
- Mature garden with sunny aspect ideal for a young family and avid gardener

Accommodation

GROUND FLOOR

Entrance Hall
 Cloakroom
 Lounge : 15'0 x 13'1 (4.58m x 3.99m)
 Dining Area: 10'4 x 7'0 (3.15m x 2.14m)
 Kitchen : 10'4 x 7'7 (3.15m x 2.31m)
 Conservatory : 12'0 x 7'7 (3.66m x 2.31m)

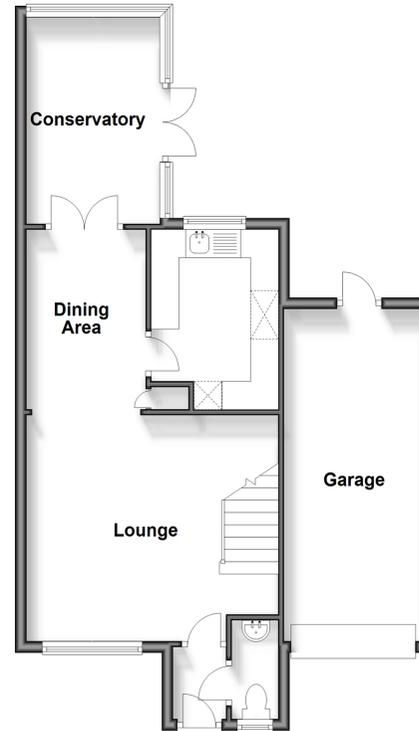
FIRST FLOOR

Landing
 Bedroom 1: 11'9 x 8'9 (3.58m x 2.67m)
 Bedroom 2: 9'7 x 7'11 (2.92m x 2.41m)
 Bedroom 3: 13'10 x 6'9 (4.22m x 2.06m)
 Bathroom

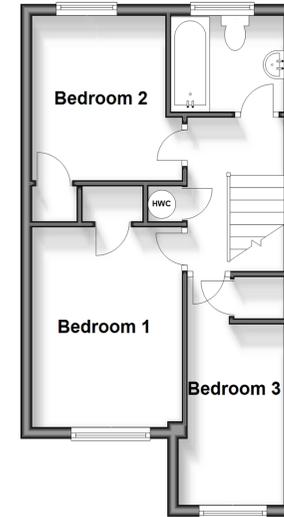
OUTSIDE

Front and Rear Garden
 Off Road Parking
 Garage

Ground Floor
 Approx. 648.1 sq. feet



First Floor
 Approx. 385.7 sq. feet



Call Southwater - 01403 731901 ■ cubittandwest.co.uk

■ Legal advice should be taken to verify fixtures/fittings, planning, alterations and/or lease details
 ■ Through a Homewise Home For Life Plan people aged 60+ can secure this property for up to 59% less, by purchasing a Lifetime Lease.

■ Appliances & services are untested, dimensions are approximate and floor plans are not to scale



21904418/20240410/LA/OS