



## 4 Holmes Park North Street, Horsham

Guide Price £200,000

# 4 Holmes Park North Street

Horsham, Horsham

This superbly presented, one bedroom/studio apartment is situated on the ground floor of a centrally located development in Horsham town centre offering access to the mainline train station, nearby Horsham park and a selection of pubs, restaurants and local coffee shops.

Having a modern and contemporary style throughout, this property features a fully fitted kitchen with a selection of quality integrated appliances and living space that accommodates a sitting area, work from home area and also space for a breakfast table. A partition zone opens to the bedroom area which has a superb selection of fitted wardrobe and cupboard space. The separate shower room has a modern style and is finished with quality white bathroom ware, complimented with chrome fittings.

Horsham is a vibrant market town with great transport links and excellent educational facilities. There is the superb Horsham Park and also the nearby Warnham Nature Reserve, other countryside aspects also include the Downslink Cycle Path. The schooling caters for state and public sectors and the main schools are Bohunt Academy School, Millais, Forest, Tanbridge, Collyers, Christ's Hospital and Farlington. There is a thriving restaurant and café scene, from familiar chains to independent and award-winning eateries. The Carfax markets offer local produce and street food every Thursday and Saturday and there are various themed events throughout the year.

Council Tax band: A

Tenure: Leasehold

EPC Energy Efficiency Rating: D

EPC Environmental Impact Rating: D





## FULL PROPERTY ADDRESS & FULL POST CODE

Approximate Area = 477 sq ft / 44.3 sq m

For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2023. Produced for Henry Adams. REF: 1059932



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