



## 16 Pondtail Walk, Faygate

Guide Price £280,000

# 16 Pondtail Walk

Faygate, Horsham

A fantastic two bedroom modern apartment perfect for anyone really just wanting to move in and relax with minimum fuss. The second floor apartment is situated in the new Kilnwood Vale development, offering easy access to both Horsham and Crawley which also has immediate access to the A264 for Gatwick and M23/M25 to London. This property also benefits from two parking spaces. The flat is a spacious property with entrance hall providing access to the kitchen/breakfast room sitting area with windows providing plenty of light. The kitchen is modern with a range of wall and floor units. There is also a modern bathroom and two good sized bedrooms.

This location is just over 5 miles from Horsham, which offers a comprehensive range of shopping, sporting and leisure facilities. Also within easy reach is Crawley town centre with its extensive shopping facilities, range of restaurants and varied leisure facilities. Both Horsham and Crawley offer fast and frequent services into London Victoria, London Bridge, Gatwick Airport and the south coast.

Council Tax band: C

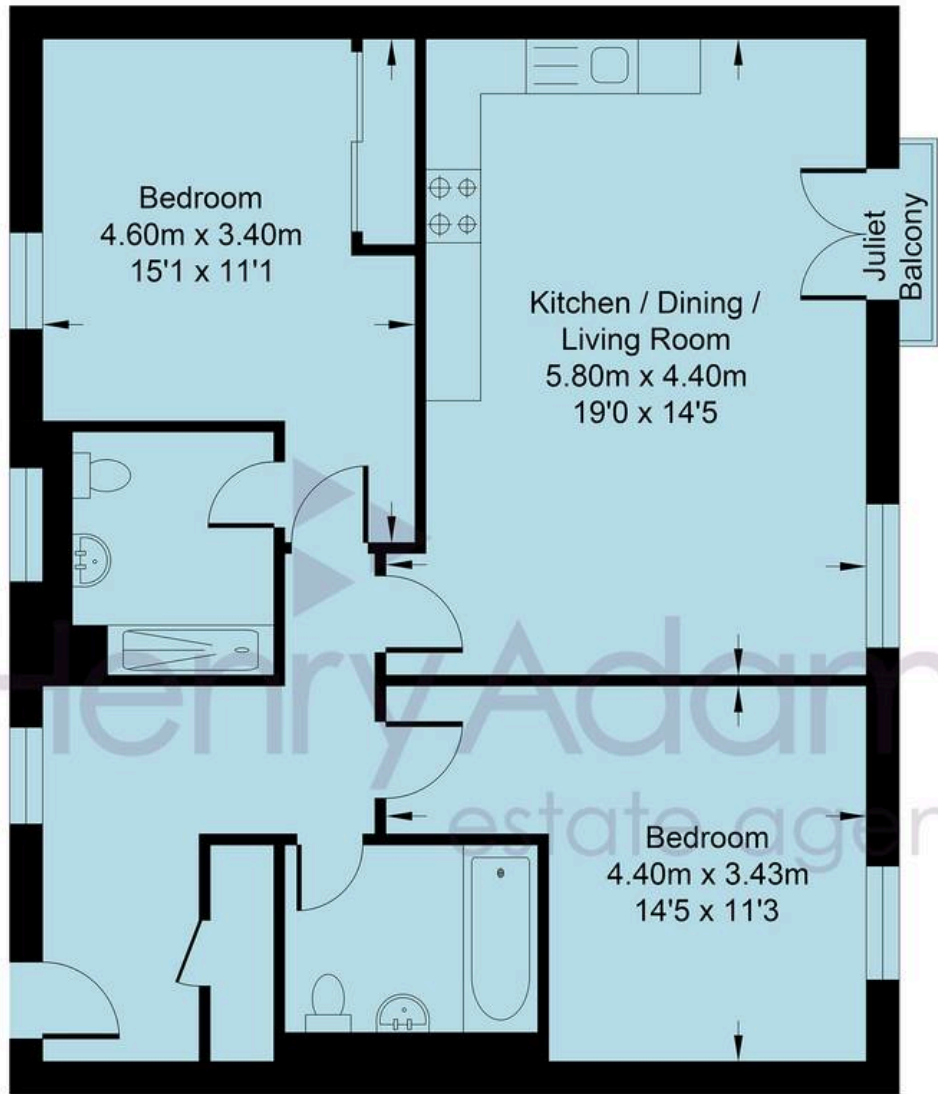
Tenure: Leasehold

EPC Energy Efficiency Rating: B

EPC Environmental Impact Rating: B

- Second Floor
- Two Bedrooms, Two Bathrooms
- Well Presented
- Open Plan Living
- Turn Key Ready
- 2 Parking Spaces
- Close to Horsham and Crawley





SECOND FLOOR



## Pondtail Walk

Approximate Area = 767.1 sq ft / 71.3 sq m  
Total = 767.1 sq ft / 71.3 sq m  
For identification only - not to scale



## Henry Adams - Horsham

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Agents Note - Our particulars are for guidance only and are intended to give a fair overall summary of the property. They do not form part of any contract or offer, and should not be relied upon as a statement or representation of fact. Measurements, areas and distances are approximate only. Photographs may include lifestyle shots and pictures of local views. No undertaking is given as to the structural condition of the property, or any necessary consents or the operating ability or efficiency of any service, system or appliance. Please ask if you would like further information, especially before you travel to the property.