



## Price

£1,600 PCM

Fees Apply



Available 13/07/24

Ardingly Road  
Cuckfield RH17

**cubitt&west**  
Helping you move forwards





## Main Features

- Fully Refurbished
- Over Three Floors
- Through Lounge/Dining Area
- Large Rear Garden
- Suit Small Family
- No Deposit Option



Deposit required is £1,846.15  
Mid Sussex District - Council Tax Band Tax Band C

Renting a property is a big commitment and we recommend that you visit the local authority website and these websites which offer helpful information and advice about letting

[www.gov.uk/government/publications/how-to-rent](http://www.gov.uk/government/publications/how-to-rent)

[www.gov.uk/private-renting](http://www.gov.uk/private-renting)

[www.cubittandwest.co.uk/renting/tenancy-fees-individuals/](http://www.cubittandwest.co.uk/renting/tenancy-fees-individuals/)

[www.gov.uk/green-deal-energy-saving-measures](http://www.gov.uk/green-deal-energy-saving-measures)

Call Horsham 01403 269988 ■ [cubittandwest.co.uk](http://cubittandwest.co.uk)

IMPORTANT INFORMATION: Please contact our Lettings Team who will confirm the total costs involved in renting this property. For clarification, we wish to inform the prospective tenant that we have prepared these details as a general guide. The agent has not carried out a detailed survey nor tested the services, appliances, or specific fittings (unless otherwise stated), and no warranty can be given as to their condition. All room measurements are taken at floor level. We strongly recommend that all the information which we provide about the property is verified by yourself and your advisers. The contents of this publication are © Cubitt & West, 2015. Cubitt & West is a trading name of Arun Estates Limited Registered in England No. 2597969

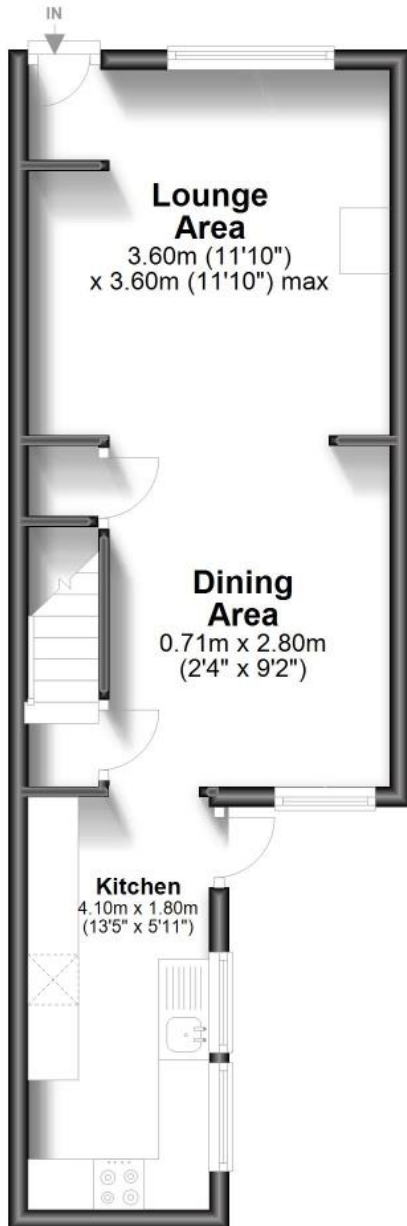
## Accommodation

Lounge Area 3.6 x 3.6  
Dining Area 3.4 x 2.8  
Kitchen 4.1 x 1.8  
FF Bedroom 2 3.6 x 2.1  
FF Bedroom 3 3.3 x 1.6  
FF Bathroom 2.7 x 1.4  
Top Floor Bedroom 1 4.4 x 3.8  
Rear Garden



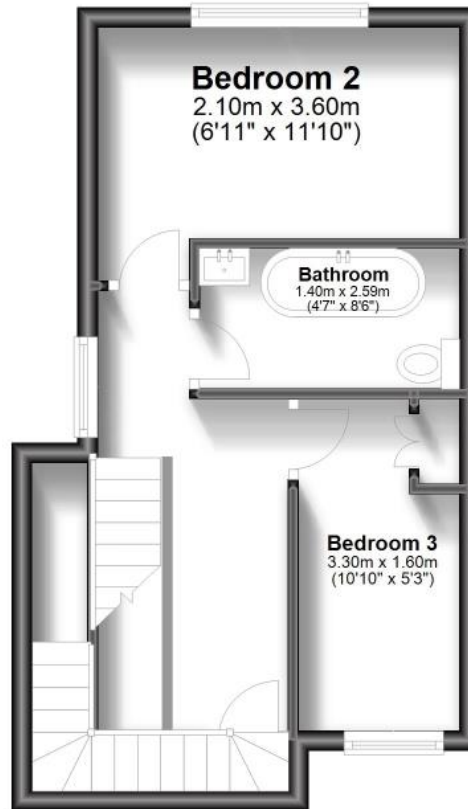
### Ground Floor

Approx. 27.4 sq. metres (294.5 sq. feet)



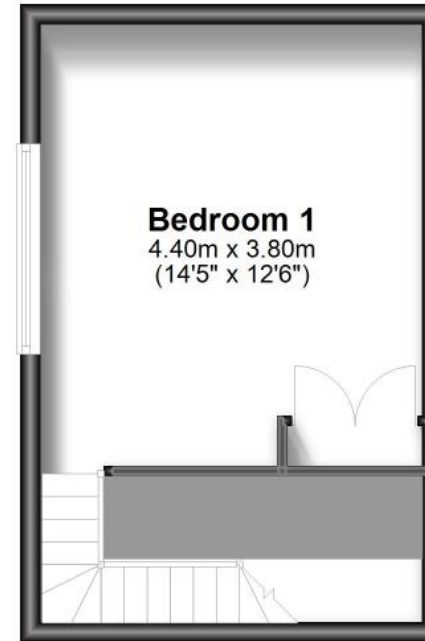
### First Floor

Approx. 27.7 sq. metres (298.2 sq. feet)



### Second Floor

Approx. 22.6 sq. metres (243.5 sq. feet)



Total area: approx. 77.7 sq. metres (836.1 sq. feet)