



Vulcan Close
Broadfield, WEST SUSSEX RH11 9PD

£1,100 PCM

* A well presented three bedroom end of terrace house * Garage space (for storage only) * Driveway * Conservatory * Separate study * Private enclosed rear garden * Within close proximity of Fastway bus routes, local primary schools and shops * Gas central heating to radiators and double glazed throughout * part FURNISHED * Available from end of October * EPC category D *

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Approximate total area⁽¹⁾

506.76 ft²
47.08 m²

Reduced headroom

14.73 ft²
1.37 m²

(1) Excluding balconies and terraces

Reduced headroom
(below 1.5m/4.92ft)

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

GIRAFFE360



Ground Floor

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus)	A		
(81-91)	B		
(69-80)	C		
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

Environmental Impact (CO ₂) Rating		Current	Potential
Very environmentally friendly - lower CO ₂ emissions			
(92 plus)	A		
(81-91)	B		
(69-80)	C		
(55-68)	D		
(39-54)	E		
(21-38)	F		
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Not environmentally friendly - higher CO ₂ emissions			
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