



Flat 17, Wellingtonia Place, 42 Reigate Hill
Reigate

Guide Price **£275,000**



Wellingtonia Place, Reigate

Offered to the market is this purpose built, modern and well presented top floor apartment conveniently located for Reigate train station and town centre.

Internally, the property comprises of entrance hall with ample storage cupboards, a spacious lounge with large windows and elevated views, an open planned modern fitted kitchen with integrated appliances and dining space, a good sized double bedroom with a recessed wardrobe space and a family bathroom with shower over the bath. Externally there is a secure entry phone system, allocated parking for one vehicle and additional bike storage.

Reigate train station is no more than a couple of minutes' walk away while Reigate town centre boasting vibrant shops and restaurants is just under 10 minutes' walk. Junction 8 of the M25 is also just a short drive away making it an ideal location for commuters.

Offered chain free this property is ideal for first time buyers and investors.

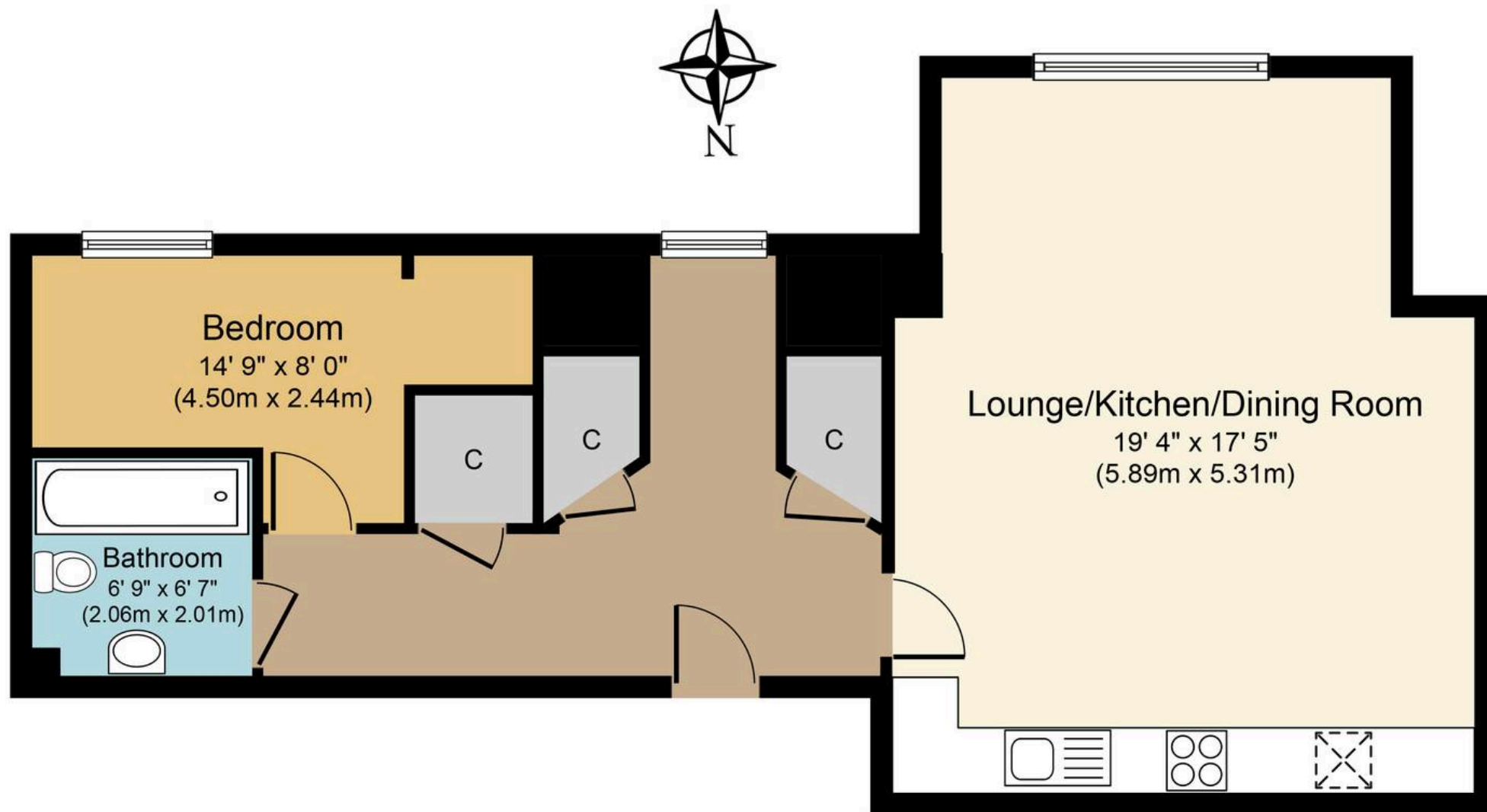
Council Tax band: TBD

Tenure: Leasehold

- Exceptional Location
- 5 minute walk to Reigate train station
- 10 minute walk to Reigate town centre
- 1 allocated parking space
- Communal garden / bike storage







Wellingtonia Place, RH2



Approx. Gross Internal Floor Area 538 sq. ft. (50.0 sq. m.)

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. The measurements should not be relied upon for valuation, transaction and/or funding purposes. This plan is for illustrative purposes only and should be used as such by any prospective purchaser or tenant.

The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

Copyright Property Portraits | www.propertyportraits.co.uk