



**25 Juniper Road.**  
Reigate

Guide Price **£425,000**





## 25 Juniper Road

Nestled in a sought-after location, this exquisite two bedroom semi-detached house offers the perfect blend of modern living and potential for future expansion. Boasting a generously sized dual aspect living room, this charming family home offers ample natural light throughout. The property presents an exciting opportunity for those looking to create their dream home with the potential to extend to the rear, double story to the side, and into the loft (STPP). With off-road parking at the rear for several cars, convenience is at your fingertips, making this property ideal for busy families or professionals. Situated within walking distance to Reigate town centre and train station, as well as being perfectly positioned for Reigate School, this home truly offers the best of both worlds. The sunny rear aspect provides a peaceful retreat, offering a serene setting to enjoy the outdoor space.

Externally, the property continues to impress with access for off-road parking, providing ease of access for residents and guests alike. The spacious grounds offer ample opportunities for outdoor entertaining or relaxation, with the potential to create a stunning outdoor oasis. Whether you envision a barbeque area for summer gatherings or a tranquil garden escape, the possibilities are endless. The off-road parking adds a layer of convenience rarely found in properties of this calibre, ensuring that coming home is always a stress-free experience. Embrace the charm and potential of this semi-detached house, and make it your very own sanctuary for years to come.

Council Tax band: C

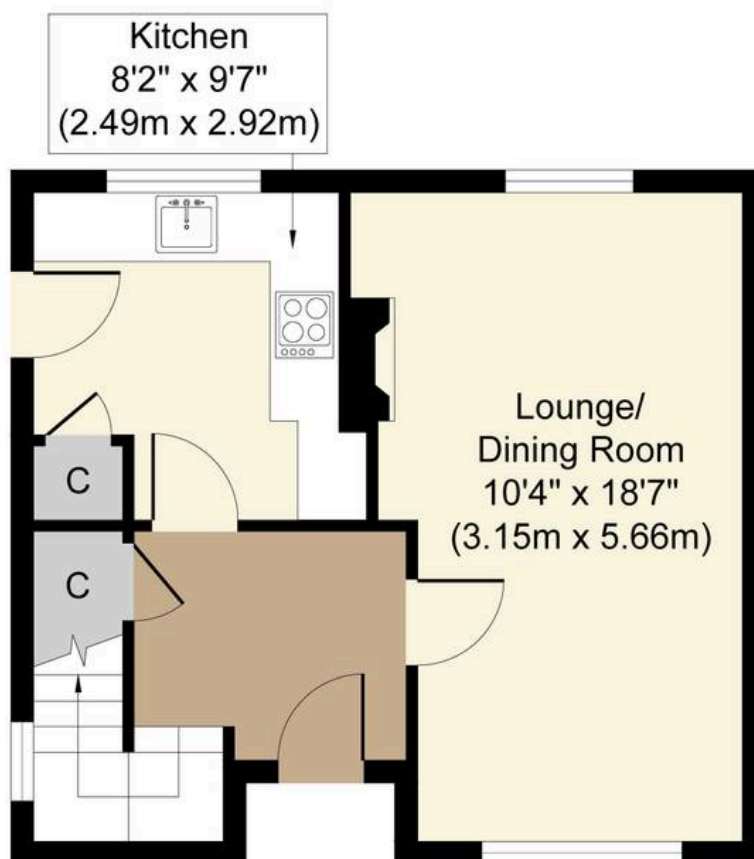
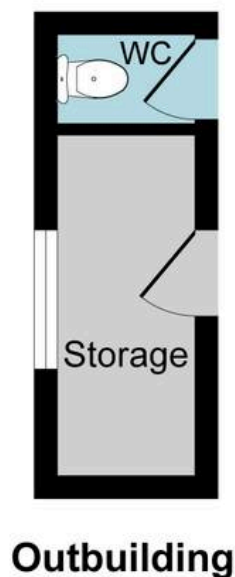
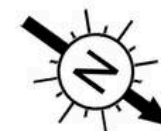
Tenure: Leasehold



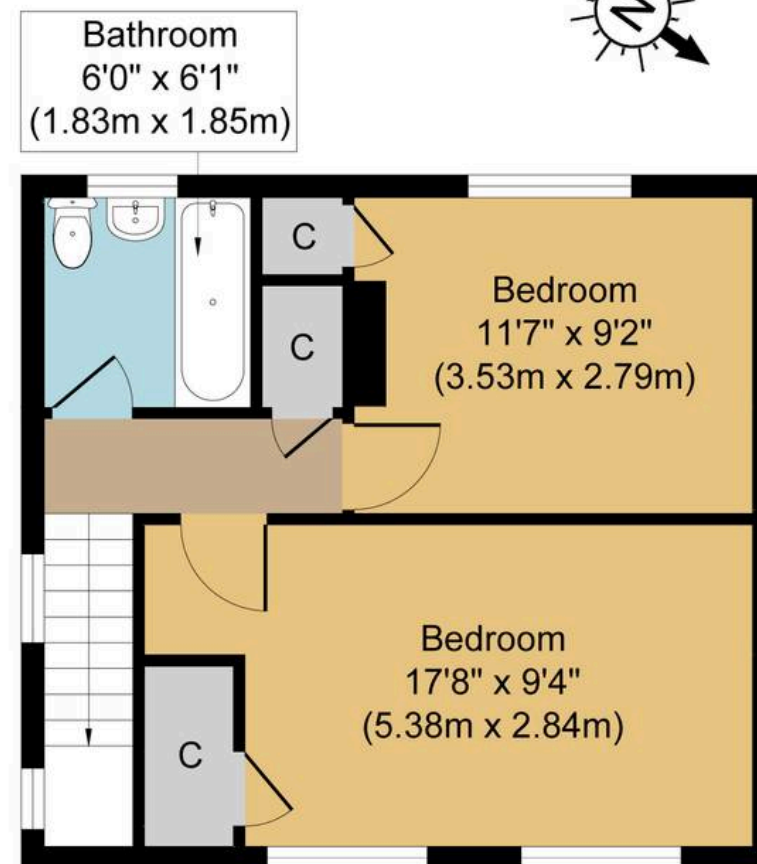








**Ground Floor**  
**Approximate Floor Area**  
**374 sq. ft**  
**(34.74 sq. m)**



**First Floor**  
**Approximate Floor Area**  
**388 sq. ft**  
**(36.04 sq. m)**

**Juniper Road, RH1**  
**Approx. Gross Internal Floor Area 762 sq. ft / 70.78 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.

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