



The Meadway, Horley

In Excess of £600,000



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An immaculately presented 3 bedroom 1950's semi-detached house which has been lovingly extended and upgraded throughout creating the perfect family home, with off road parking for 3 cars and a well maintained south east facing rear garden. The house is conveniently located just a short walking distance from Horley town centre and mainline train station.

On entering the property, you are greeted with a spacious entrance hallway with original wooden parquet flooring, a large under stairs storage cupboard, doors to the living room and study, and stairs rising to the first floor landing. The large living room overlooks the front of the property with a bay window and ample space for a large sofa and armchairs. The study also is at the front of the house and offers a perfect additional reception room. Leading off from the end of the hallway is the fantastic open plan kitchen/dining/family room, this beautiful open plan space overlooks the rear garden with bi-fold doors and offers ample space for a large dining table and chairs as well as a sofa and tv area. The kitchen area is fitted with a range of navy blue wall and base units with white granite work tops, island with breakfast bar and integrated appliances including 2 electric ovens, gas hob, dishwasher and there is space and plumbing for an American fridge/freezer. Leading off from the kitchen is a very useful utility room leading to the downstairs shower room.

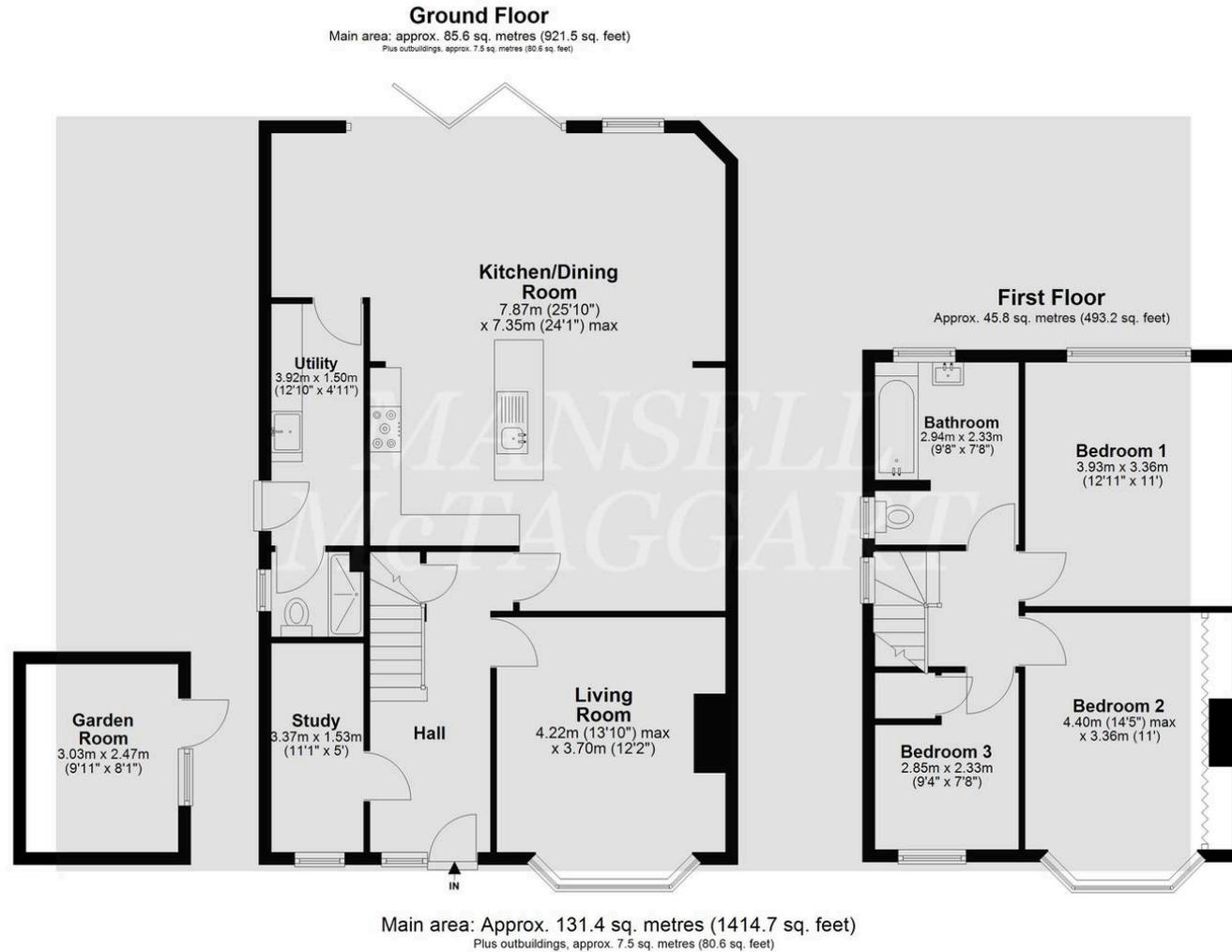


On the first floor landing there is a lovely light and airy hallway with window to the side, 3 good sized bedrooms and a modern family bathroom. The master bedroom and the second room are both fantastic sized bedrooms with ample room for a king size bed as well as the second bedroom is fitted with modern grey wardrobes. The 3rd bedroom is a large single with a built-in storage cupboard. The modern family bathroom has been finished to a very high standard and includes a panelled bath with shower over and glass shower door, low level W.C, wash hand basin with vanity unit under, grey tiling and a heated towel rail.

Outside to the front there is a private shingle driveway with parking for up to 3 cars and gated sided access to the rear garden. The sunny south east facing rear garden offers an ideal space for entertaining with raised decking off the rear of the house with space for a table and chairs and a further patio area to the rear. Within the garden there is new greenhouse, a brick-built outhouse with power and light an ideal gym or office and a large wooden shed.



- 3 bedroom 1950's semi-detached house
- Being extended and modernized throughout
- Fantastic open plan kitchen/dining/family room
- 2 further reception rooms
- Utility room and downstairs shower room
- 3 good sized bedrooms
- Modern family bathroom
- Private driveway with parking for 3 cars
- Lovely Southeast facing rear garden
- Council Tax Band 'D' and EPC 'C'



Whilst every attempt Has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms, and any other item are approximate, and no responsibility is taken for any error, omission, or misstatement. This plan is for illustrative purposes only, and should only be used as such by any prospective buyer.
Plan produced using PlanUp.

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