

Kennedys'

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Ranworth, Starrock Lane
Chipstead
CR5 3QD

A beautifully detached residence, flawlessly presented with a detached garage, garden studio, and outdoor kitchen—all set on a private plot just shy of half an acre. Nestled in the heart of Chipstead Village, yet hidden down a peaceful country lane, Ranworth offers the perfect blend of village charm and secluded luxury.

£1,695,000



4



3



3



4+



- Detached family home
- Modern family kitchen with doors to garden
- Large garden with Summer house
- Detached garage
- Main and 2nd bedrooms ensuite
- Separate dining room
- Close to village amenities and train stations
- Viewing by appointment only



PROPERTY DESCRIPTION

Step into a spacious hallway leading to light-filled living areas, including a triple-aspect sitting room with bi-fold doors, an elegant dining room, and a versatile playroom or study. The showstopping kitchen/family room features a central island, high-end appliances, and seamless indoor-outdoor flow via full-width bi-folding doors. Upstairs, the principal suite is a true retreat with a luxe en-suite and Juliette balcony. A second en-suite bedroom is ideal for guests, while two further generous bedrooms share a stylish family bathroom. Ranworth is where space, style, and setting come together—inside and out.

Ranworth is a fully integrated smart home, featuring CAT 5e cabling, Nest-controlled heating, and Lutron mood lighting throughout. The home offers intelligent design at your fingertips—ensuring both comfort and effortless control. Step outside and the wow factor continues. The expansive, beautifully landscaped garden stretches across the rear of the property, offering a generous lawn—ideal for children to play and families to unwind. A bespoke, fully equipped outdoor kitchen makes al fresco dining a delight, complemented by a stylish sheltered bar. Tucked away at the far end of the garden, a garden studio provides a serene, self-contained space—perfect for a home office, fitness studio, or creative retreat. Beyond, a discreetly screened area is dedicated to garden maintenance, complete with raised vegetable beds and additional storage. To the front, a detached garage offers secure parking and further storage, all wrapped within this generous and private plot.







PROPERTY DESCRIPTION

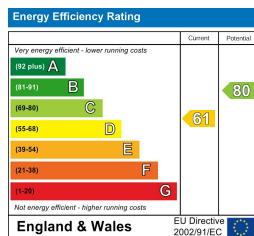
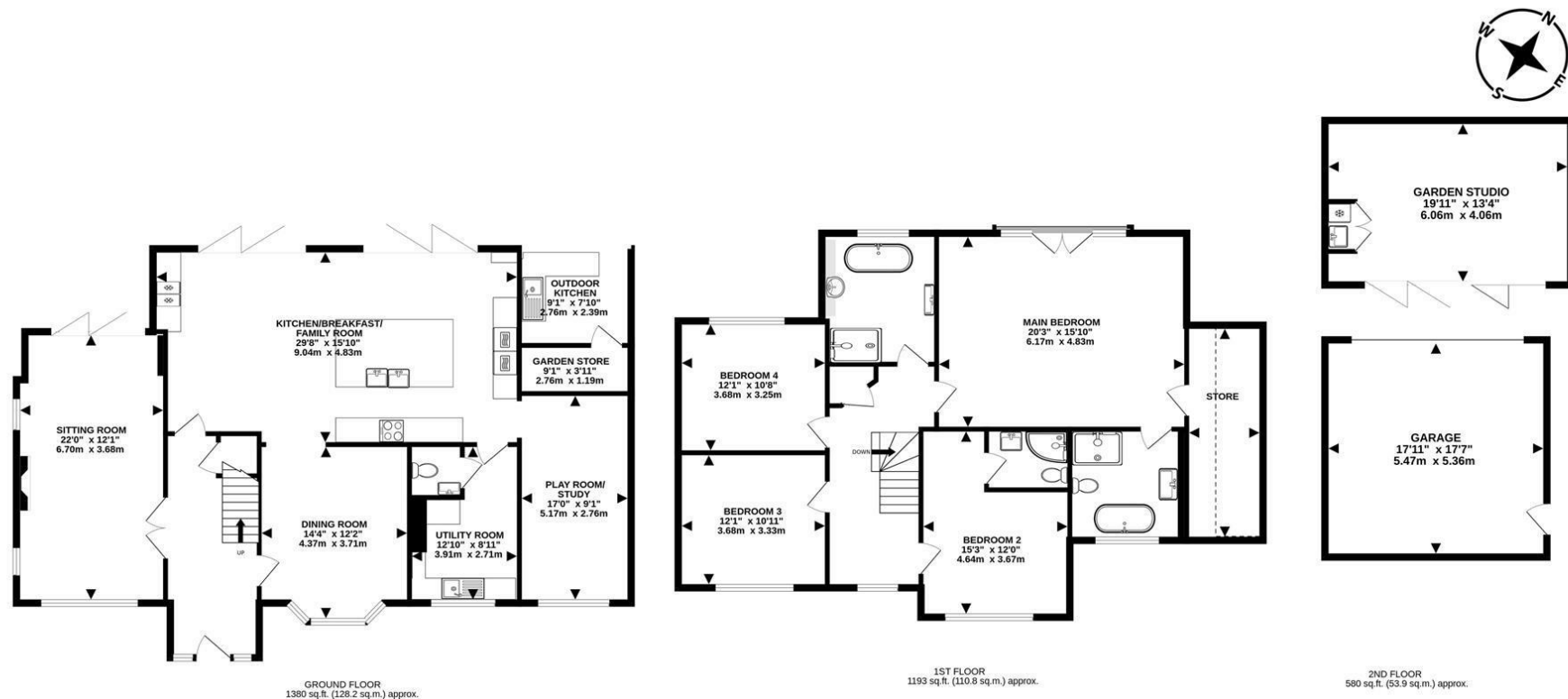


Location is just as exceptional. Chipstead Village offers the best of both worlds—charming country living with superb connectivity. Coulsdon South station is just a short drive away, providing fast rail links into central London. Locally, you'll find a thriving village hub with a post office, independent shops, a boutique wine merchant, and a beloved bistro. For broader retail and leisure options, Banstead Village and Coulsdon are both within easy reach. Families are well served with excellent schools in both the state and private sectors, and a vibrant range of local clubs including Chipstead Rugby, Golf, Football, and Tennis Clubs. The White Hart pub—a local institution—and the historic Courtyard Theatre, celebrating over 100 years of performances, are just a short stroll away.

Ranworth isn't just a home—it's an extraordinary lifestyle opportunity in one of Surrey's most desirable villages.

For any further enquiries into this property, or to arrange a viewing, please feel free to give our sales team a call on 01737 817 718.

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MAIN HOUSE 239 SQ.M (2573 SQ.FT) OUTBUILDINGS 53.9 SQ.M (580 SQ.FT)

TOTAL FLOOR AREA : 3153 sq.ft. (292.9 sq.m.) approx.

Measurements are approximate. Not to scale. Illustrative purposes only
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TENURE: Freehold

EPC RATING: D

COUNCIL: Reigate & Banstead

TAX BAND: G

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