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**High Street, Dorking RH4 1AY**



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**welcome to**

**High Street, Dorking**

Step into sophistication with this meticulously crafted three-bedroom split-level duplex apartment, nestled in the heart of Dorking's historic town centre. Recently transformed to the highest standard imaginable, this property boasts an array of elegant features that simply cannot be overlooked.



Introducing a Residence of Unrivalled Elegance in Dorking's Heart

Convenience meets centrality in this idyllic location, situated within a quaint courtyard setting just moments from Dorking's bustling High Street, complete with one year of allocated parking (potential to extend this). Here, you'll find an abundance of shops, restaurants, and bars, along with excellent schools and superb transport links via the nearby M25.

But the allure of Dorking extends beyond its charming town centre. As a gateway to the breathtaking landscapes of the Surrey Hills, outdoor enthusiasts will revel in the area's opportunities for walking, cycling, and exploration. And with swift road and rail connections to London and beyond, including London Waterloo, London Victoria within an hour, and Wimbledon within 30 minutes, you'll enjoy the perfect blend of countryside tranquillity and urban accessibility.

Spanning three floors and boasting approximately 1,200 sqft of versatile living space, this exquisitely appointed duplex is a masterpiece of modern design. From integrated brick accents to stylish LED lighting, every detail has been meticulously crafted to create a home that radiates sophistication and comfort.

With its prime location, versatile layout, and impeccable condition, this duplex apartment presents an unparalleled opportunity for modern living in the heart of Dorking.

Don't miss your chance to experience the epitome of contemporary comfort-schedule a viewing today.

**Kitchen**

**Entryway**



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## High Street, Dorking

- Three Double Bedrooms
- Allocated Parking
- Fully integrated kitchen with appliances and entertainment screen
- Two high spec bathrooms with Bluetooth connectivity
- Classic wooden plantation shutters throughout

Tenure: Leasehold EPC Rating: D

This is a Leasehold property with details as follows; Term of Lease 125 years from 20 Jun 2017. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

offers over

**£425,000**



Please note the marker reflects the postcode not the actual property

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Property Ref:  
DRK101780 - 0002

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