



South Godstone, Surrey



This is one property you do not want to miss out on. We are so excited to bring to the market this stunning 5 double bedroom detached home, impeccably designed with flexible accommodation throughout and a high-end finish, offering a lifestyle of sophistication and comfort. Set on a generous 2.2 Acre plot and down a quiet private road, with a contemporary flair, wrap around gardens and surrounded by beautiful countryside, this really is the perfect combination.



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From the sweeping driveway that leads you towards the property and double garage, stepping inside you immediately feel at home. The entrance hallway is a room in its own right, generous in size and feeds the whole house. The layout has been carefully thought out and designed with flexibility throughout the entire home, and why it works so perfectly for a growing family, or those wanting core family space and additional areas for hobbies and relaxation. Directly in front of you is the kitchen-diner with its central island, selection of integrated appliances, Quooker tap and space around for dining table/chairs and additional seating too. This really is the hub of the home, and has doors leading out to one of the patios. The main lounge is situated at the front of the property with windows on all sides allowing for a mass of light in to the room and complemented by the log burning stove, creating a focal point to the room. Along with the separate utility room and plenty of storage, there is an additional reception room and two bedrooms and a bathroom. Heading upstairs, the master with its vast built in storage, also benefits from a large en-suite. There are two further double bedrooms and another family bathroom too, all with glorious views across the gardens.

The outside areas are perfect for entertaining, with various seating areas surrounding the property. The tree lined driveway leads to the double garage, and extensive areas for further parking. The gardens wrap around the whole property with greenery in all directions.

Want to take a private tour of this unique and contemporary home? Call Robert Leech on 01342 837783 to arrange a convenient time.



At a glance

- 2.2 Acre Plot
- Private Road Setting
- Detached Double Garage
- Beautiful Rural Location
- Five Double Bedrooms
- Completely Refurbished
- Flexible Accommodation
- Lovely Views
- Tree Lined Driveway

Location

Situated on the outskirts of the semi-rural village of South Godstone, the property overlooks open fields with miles of open countryside, bridle paths and foot-paths locally. South Godstone offers some facilities including a petrol station with shop, a restaurant and a station with trains to Redhill (change for London Stations) and Tonbridge. More comprehensive facilities can be found in Lingfield Village, only 3 miles away. (with direct trains to London) The towns of Oxted, Caterham and East Grinstead, all approximately 6 miles distant. offer a wider range of facilities including further trains to London and a range of shops, and schools.

Intrigued?

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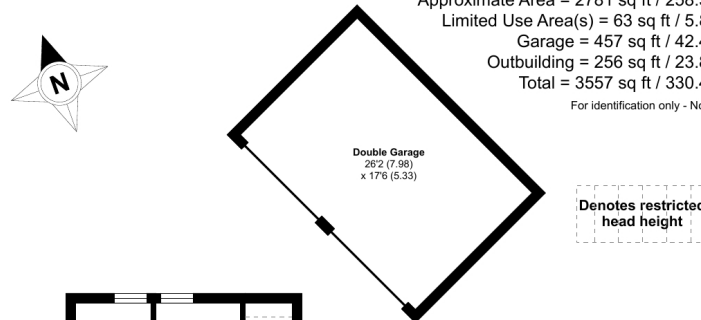
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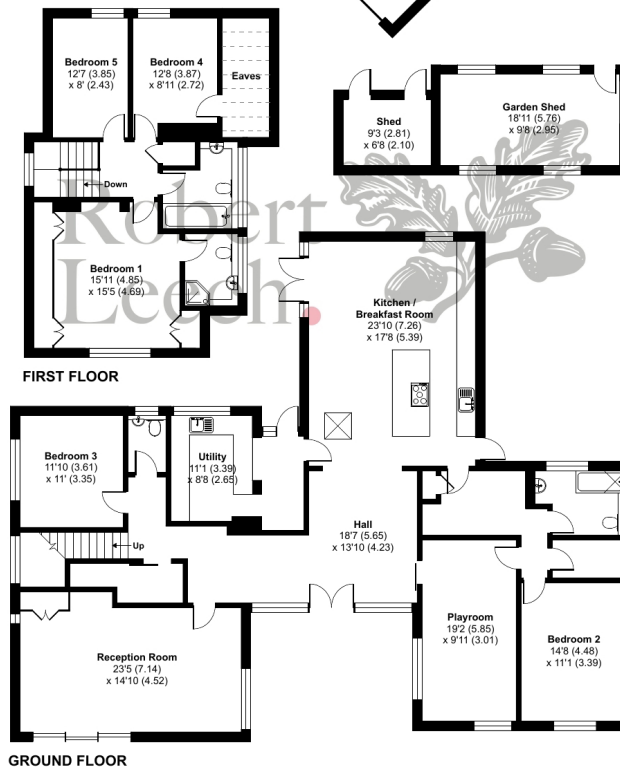
Carlton Road, RH9

Approximate Area = 2781 sq ft / 258.3 sq m
Limited Use Area(s) = 63 sq ft / 5.8 sq m
Garage = 457 sq ft / 42.4 sq m
Outbuilding = 256 sq ft / 23.8 sq m
Total = 3557 sq ft / 330.4 sq m

For identification only - Not to scale



Denotes restricted head height



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nlshecom 2025. Produced for Robert Leech Estate Agents Ltd. REF: 1248092

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Robert Leech.

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