

STONE



Doods Way RH2

£2,300,000

“At Stone, we’re passionate about the unique and awe-inspiring architectural elements that transform houses into dream homes.”

————— *The Stone Family*



Nestled within the idyllic surroundings of North Reigate, this residence stands as a testament to luxury living on a private road, offering an exclusive retreat in one of Surrey's most sought-after locations. The property's prime appeal lies in its proximity to the prestigious Reigate Grammar School, making it an ideal haven for families seeking both opulence and educational excellence.

Spanning an impressive 3863 sq ft across three meticulously designed floors, this expansive family home was architecturally designed as a 6 bedroom but with the current owners changes now boasts 5 generously proportioned double bedrooms. Four of these bedrooms are graced with en-suite facilities, providing both comfort and convenience. The epitome of sophistication, the principal bedroom features a spacious dressing room with built-in wardrobes, leading to a lavish en-suite adorned with a bath and a captivating waterfall shower. The fifth bedroom was architecturally designed to be two double bedrooms on the top floor, and offers the potential for a sixth large double bedroom should the space be required.

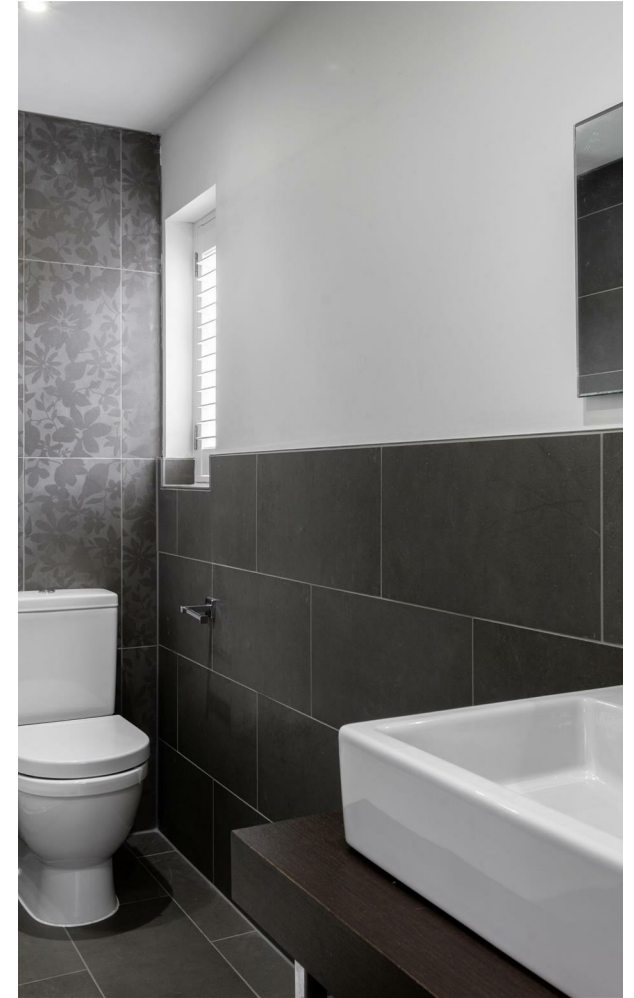
The ground floor exudes an air of grandeur with two large receptions, a separate snug for intimate gatherings, and a generously sized office catering to those who seek a dedicated workspace within the comfort of their home. The well-appointed kitchen, complete with a central island and a charming breakfast corner, offers a picturesque view of the lush garden, creating a perfect setting for family meals and entertaining guests.



The exterior of this remarkable property is a harmonious blend of functionality and aesthetic appeal. A large driveway, accompanied by a carport and garage, ensures ample parking space for residents and guests alike. The meticulously landscaped lawn provides a serene backdrop, complemented by a spacious patio area that spans the width of the house, inviting residents to bask in the tranquility of their surroundings.

For those seeking the epitome of relaxation, a state-of-the-art hot tub awaits, providing a luxurious escape amidst the comforts of home. Whether unwinding in the hot tub or hosting gatherings on the patio, the outdoor spaces are designed to seamlessly integrate with the interior, offering a holistic living experience.







Reigate, a charming historic market town nestled in Surrey, seamlessly marries rich history with modern convenience, making it a highly desirable place to call home. Its cobbled streets and historic architecture provide a picturesque backdrop, while a thriving community and excellent amenities add to its allure.

The town's desirability is further underscored by its vibrant local culture and thriving high street, offering an array of boutique shops, cafes, and restaurants. Reigate's historic market, held regularly, adds a delightful touch to the town's character, providing residents with a chance to enjoy local produce and crafts.

Surrounded by picturesque countryside, Reigate offers ample green spaces and recreational areas, including Priory Park with its beautiful lake and extensive playgrounds. This, coupled with a sense of community and a range of leisure activities, contributes to Reigate's reputation as an attractive and family-friendly destination.

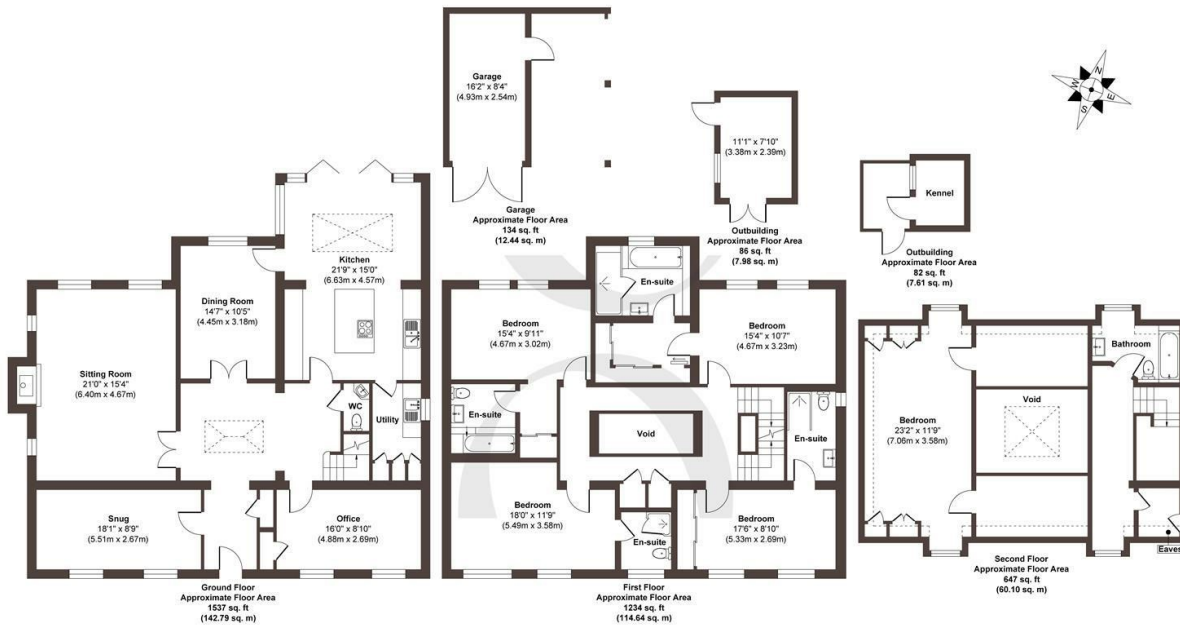
Transport links in Reigate are excellent, with easy access to major road networks such as the M25, M23, and A25, making commuting to London and other nearby cities a breeze. The town's railway station connects residents to London Victoria and London Bridge, enhancing its appeal for professionals seeking a balance between a tranquil suburban lifestyle and city accessibility.







The Details



Approx. Gross Internal Floor Area 3863 sq. ft / 358.9 sq. m (Including Outbuilding)
Approx. Gross Internal Floor Area 3561sq. ft / 330.8 sq. m (Excluding Outbuilding)

Illustration for identification purposes only, measurements are approximate, not to scale.
 Produced by Elements Property

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- Welcome guests in style with a large entrance hall.
- A spacious kitchen-diner complemented by a separate utility area, ensuring both style and functionality.
- Two expansive reception areas designed to captivate, entertain, and impress.
- Unwind in a cozy separate snug, providing a private escape for quiet moments.
- A generously proportioned study, offering a spacious and well-lit area to inspire productivity and focus.
- A total of five to six generously sized double bedrooms, offering ample space and comfort, with four of them featuring oppulent en-suite bathrooms
- Enjoy privacy and security with a gated entrance, situated in a private road, offering a sense of exclusivity and tranquility.
- Large driveway accompanied by a convenient car port and garage, providing abundant parking space.
- Delight in the beauty of a meticulously landscaped garden featuring a charming patio area and a luxurious hot tub: a serene retreat.

Size
 Approx 3863.00 sq ft

Energy Performance Certificate (EPC)
 Rating C

Council Tax Band
 G



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