



*Ranelagh Road RH1*

£650,000

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

————— *The Stone Family*





Situated along the coveted Ranelagh Road in Redhill, this charming three bedroom Victorian home offers an enchanting blend of historical elegance and modern convenience.

Equidistant between Redhill and Reigate, this area has earned the affectionate nickname 'Redgate' from its residents, reflecting its unique position in this desirable locale.

As you approach the property, you'll appreciate the convenience of a private driveway and the traditional side entrance, which welcomes you into a beautifully preserved reception room. This space, featuring exposed floorboards and a classic stairwell, exudes the timeless charm of Victorian architecture.

To the front of the house, a cosy living room provides the ultimate snug, perfect for relaxation year-round. Whether you're cooling off in the summer months or curling up by the fireplace in winter, this room offers a serene retreat from the bustle of daily life.

The heart of this home is its stunning extended kitchen at the rear. This modern space is designed for both functionality and style, complete with a downstairs WC and a utility area. Large windows and an open layout ensure the kitchen is bathed in natural light, making it an inviting space for both cooking and entertaining.







Step outside to discover a garden that truly sets this property apart. Longer than many of its neighbours, the garden has been thoughtfully landscaped into a picturesque retreat.

Two distinct seating areas provide ample space for outdoor dining and relaxation, surrounded by vibrant meadow flowers that add a splash of colour throughout the seasons.

At the rear of the garden, a contemporary outbuilding offers a versatile additional living space, ideal for a home office, gym, or outdoor reception area.

Upstairs, the home continues to impress with its well-appointed bedrooms. The first floor features a spacious single room, currently utilised as a home office, and a generous double bedroom with its own en-suite bathroom.

The second floor, an expertly converted loft, houses a second double bedroom, complete with an en-suite shower room and stunning views over the garden.









Living in 'Redgate' offers an unparalleled lifestyle. The property is well-served by excellent transport links, with Redhill and Reigate railway stations providing swift access to London and other key destinations.

For families, the area boasts a selection of top-rated primary schools, ensuring quality education within easy reach.

Redhill and Reigate themselves are vibrant towns, each offering a unique blend of amenities. Redhill is known for its excellent shopping facilities, including the Belfry Shopping Centre, while Reigate offers a charming high street lined with boutique shops, cafes, and restaurants.

Both towns feature beautiful parks and green spaces, making them ideal for leisurely strolls and outdoor activities.







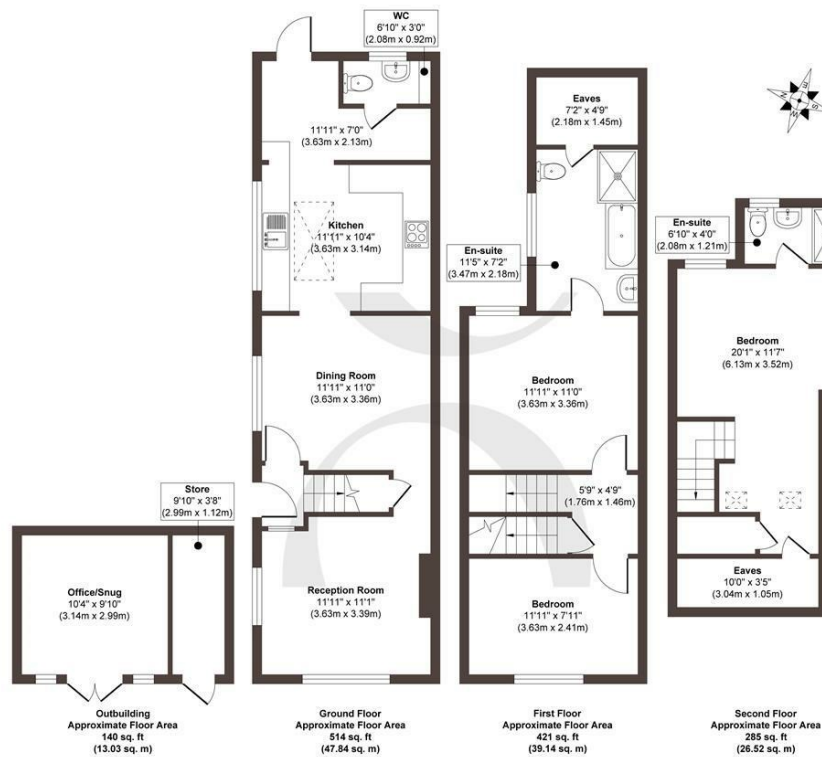






## The Details

- Extended Victorian semi-detached house
- Three spacious bedrooms over two levels
- Generous modern kitchen with utility room
- Cosy front reception room with fireplace
- Beautifully landscaped, mature garden
- Garden room, ideal for home working
- Two double bedrooms, both with en-suites
- Off road parking
- Equidistant to Redhill's convenience and Reigate's charm



**Approx. Gross Internal Floor Area 1360 sq. ft / 126.53 sq. m (Including Outbuilding)**

Illustration for identification purposes only, measurements are approximate, not to scale.

Produced by Elements Property

**STONE**

Size  
Approx 1360.00 sq ft

Energy Performance Certificate (EPC)  
Rating D

Council Tax Band  
D



STONE

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