

STONE



*South Albert Road RH2*

£725,000

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

————— *The Stone Family*



This beautiful family home on South Albert Road, North Reigate, is a haven of comfort, style, and practicality, nestled within a sought-after residential area. Built in 1997, this semi-detached property blends modern convenience with timeless charm, making it ideal for family life.

From the moment you enter, the home's welcoming atmosphere is felt, with the kitchen breakfast room setting the tone for warmth and functionality. With its sage green shaker cabinets, warm wooden worktops, and a country-inspired tiled floor, it's both functional and charming. The breakfast bar and built-in seating area provide a cosy spot for morning coffee or gathering as a family before the day begins, making it a room filled with life and connection.

The open plan rear reception room presents itself as the heart of family entertaining. Combining a zoned dining area and a spacious sitting room, this versatile space adapts seamlessly to any occasion, from cosy nights in to hosting larger family gatherings.

The large bifold doors, which span the back of the room, bring in an abundance of natural light, creating an airy and bright atmosphere that effortlessly merges indoor and outdoor living. Opening onto the private, landscaped garden, these doors are a gateway to an oasis of calm and beauty.

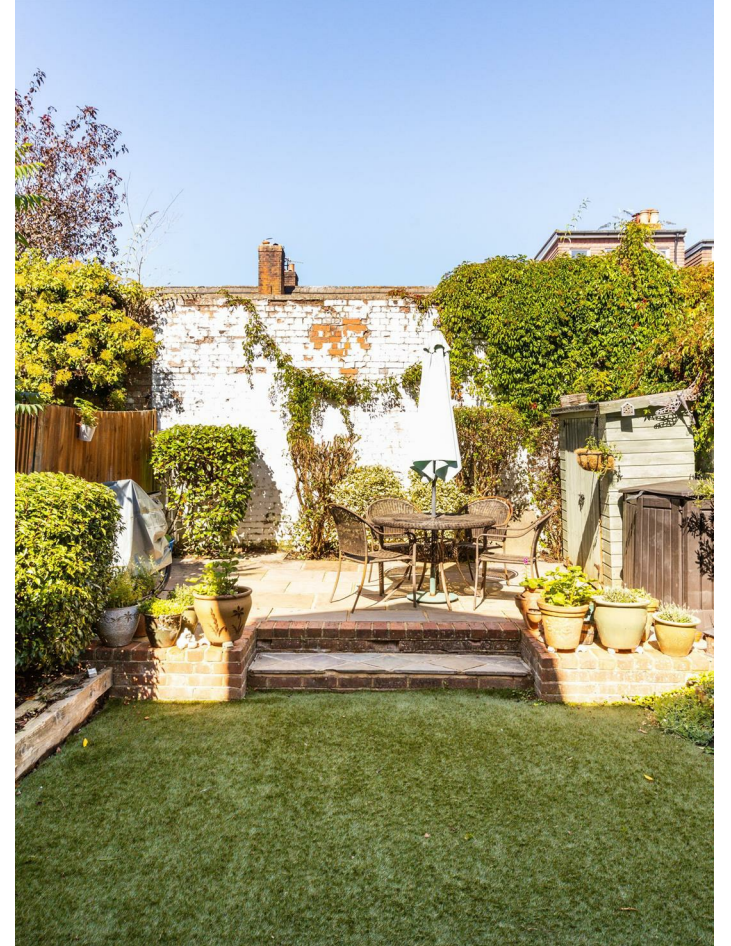


The garden itself is meticulously maintained, enclosed by a striking brick garden wall that adds character and a sense of privacy. The raised patio area at the rear of the garden captures the best of the sunlight, making it the perfect spot for al fresco dining in the evenings, or a quiet space for relaxation after a busy day. The planting, neatly framed by wooden sleepers, adds colour and texture to the outdoor space, ensuring it's both a retreat and an inviting area for children to play or for adults to enjoy.

The first floor of the property is designed with family life in mind, featuring three well-proportioned bedrooms. Each room is filled with natural light and offers ample space for children, guests, or a home office. All three rooms are serviced by a modern, family bathroom, complete with contemporary fixtures, providing both style and practicality.

On the second floor, the principal suite offers a true sanctuary for parents. This loft-style bedroom is generously proportioned, with large windows providing views across the treetops and an en-suite shower room for added luxury. Clever use of the eaves for storage ensures that every inch of the home is maximised, making this top floor retreat not only a peaceful space but a functional one too.







South Albert Road is a highly desirable residential street in North Reigate, offering a perfect blend of tranquility and convenience. Surrounded by picturesque homes, mature trees, and a welcoming community, it's an ideal location for families seeking a peaceful yet well-connected environment.

One of the standout features of life on South Albert Road is its proximity to some of the area's top-rated schools. Reigate Priory School and Reigate School are both within easy reach, offering excellent educational opportunities for children of all ages.

South Albert Road is just a stone's throw from the bustling Reigate High Street, a historic centre brimming with independent boutiques, charming cafés, and excellent restaurants. Priory Park, just off the High Street, is a favourite spot for outdoor fun, with its expansive green spaces, children's playground, and lake.

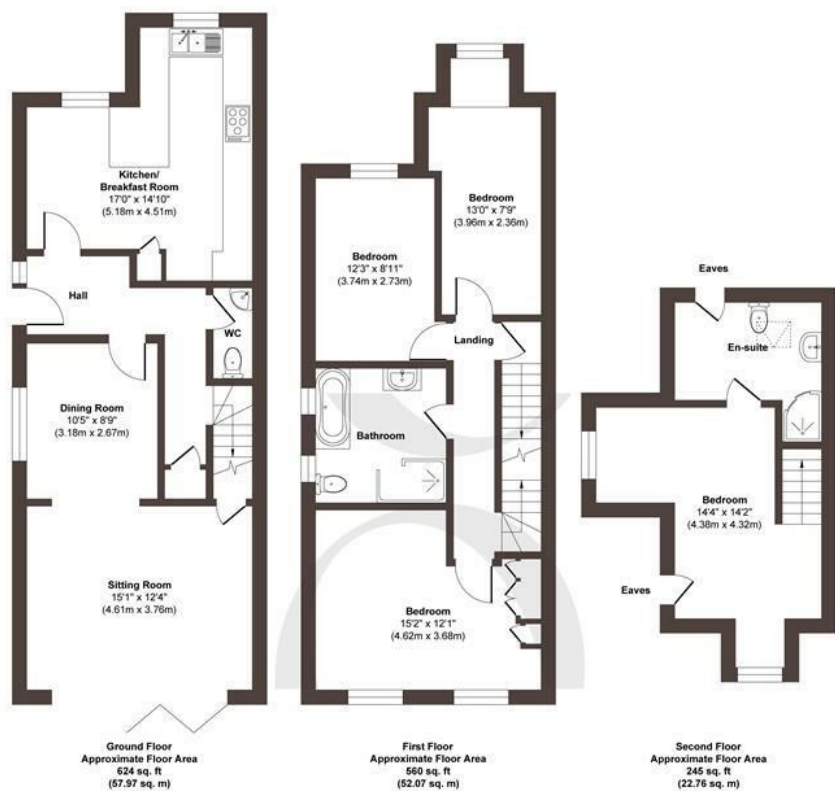
Reigate train station is just a short walk away, offering direct services to London Bridge and London Victoria, with journey times of around 40-45 minutes. Additionally, the M25 and A23 are within close proximity, providing convenient road links to London, Surrey, and the South Coast.











## The Details

- Semi-detached home built in 1997, with four bedrooms and a practical layout
- Kitchen breakfast room with a homely design and built-in seating
- Rear reception room with dining and sitting areas, bifold doors opening onto the garden
- Private, well-maintained garden with a character brick wall, raised patio for al fresco dining, and mature planting
- Three well-proportioned bedrooms on the first floor, served by a modern family bathroom
- Second-floor loft-style bedroom with en-suite and eaves storage
- Off street parking on the private driveway

Size  
Approx 1429.00 sq ft

Energy Performance Certificate (EPC)  
Rating C

Council Tax Band  
F

**Approx. Gross Internal Floor Area 1429 sq. ft / 132.80 sq. m**

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

Produced by Elements Property

**STONE**



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*Let's Talk*

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