

STONE



Raglan Road RH2

£400,000

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

The Stone Family



Guide price of £400,000 - £425,000

This Victorian flat conversion instantly transports you into a world of refined elegance and timeless grandeur. This exquisite one bedroom apartment, set within a historic mid-19th-century building, offers an unparalleled living experience with contemporary luxury.

A flight of stately steps leads to the apartment's entrance, where an immediate sense of opulence unfolds. The hallway, adorned with feature Gucci wallpaper-covered storage units, sets the tone for the impeccable design throughout. Cleverly positioned lighting enhances this striking entrance.

The lounge and dining area is nothing short of magnificent. With soaring 3.5 meter-high ceilings, intricate original plaster cornicing, and ornamental cast iron Victorian replica radiators, the room exudes grandeur while maintaining an inviting warmth. Towering windows flood the space with natural light, framing serene views of the tree-lined Raglan Road.

Expertly designed to maximise the space, and finished with beautiful brass hardware, the kitchen is a masterpiece in itself - bespoke cabinetry and high-specification Miele appliances (including a sought-after warming drawer) merge sophistication with functionality. The room benefits from underfloor heating and french doors open directly onto an outdoor seating area, a haven for morning coffee, alfresco dining, or unwinding under the open sky.



The bathroom is a true sanctuary, designed with relaxation in mind. A raised bathtub invites indulgent soaks while enjoying a favourite programme on the built-in television, and a luxurious waterfall shower completes the spa-like experience. Every detail has been meticulously considered, with underfloor heating warming your feet.

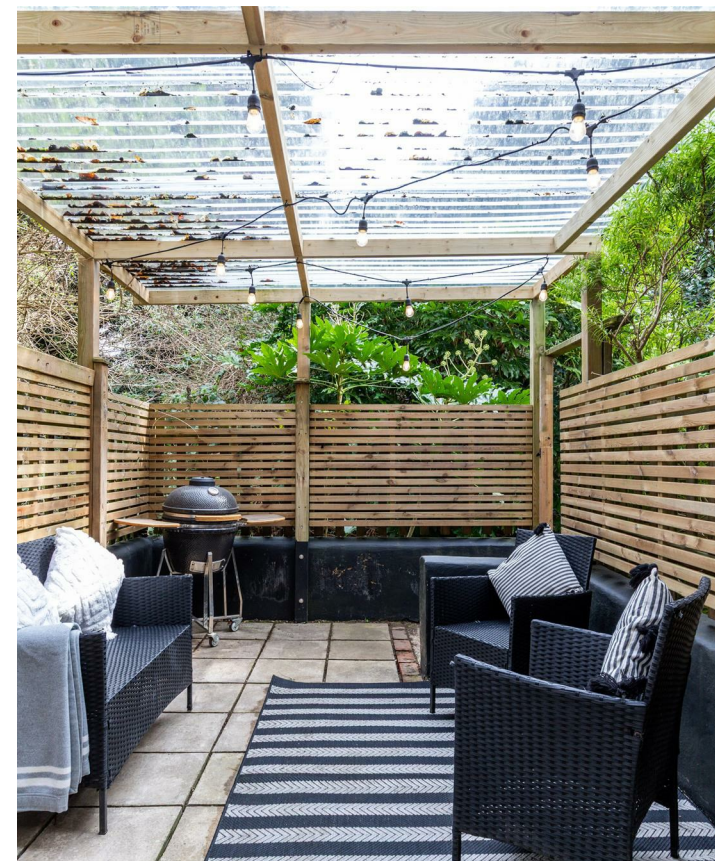
The master bedroom is a vision of sophistication, with beautifully panelled walls creating a serene yet dramatic atmosphere. The grandeur of the space is complemented by ample storage, including a dream-worthy Carrie Bradshaw-style shoe closet.

The renovation of this remarkable apartment has been a true labour of love, completed to the highest standard with a deep appreciation for its historic charm. A new boiler and additional soundproofing throughout the apartments ensures comfort and tranquillity without compromise.

Beyond the apartment, the communal grounds extend the feeling of space and community. Exclusive use of the patio outside the kitchen provides a private outdoor escape, while a further decked seating area, complete with a shed, enhances the lifestyle on offer.

Spanning an impressive 885 square feet, this grand apartment is a rare gem in one of Reigate's most sought-after locations. With the 'wow factor' at every turn, every room designed with impeccable taste, and a sense of history woven into its very fabric, this is more than just a home - it is an experience to be savoured.







Raglan Road enjoys an enviable position in one of Reigate's most desirable areas, perfectly balancing the tranquillity of its historic surroundings with excellent connectivity and local amenities. Reigate train station is within walking distance, offering direct links to London Bridge and Victoria. For those who travel by road, the M25 is easily accessible at the top of Reigate Hill, providing seamless connections to neighbouring Surrey towns and the coast.

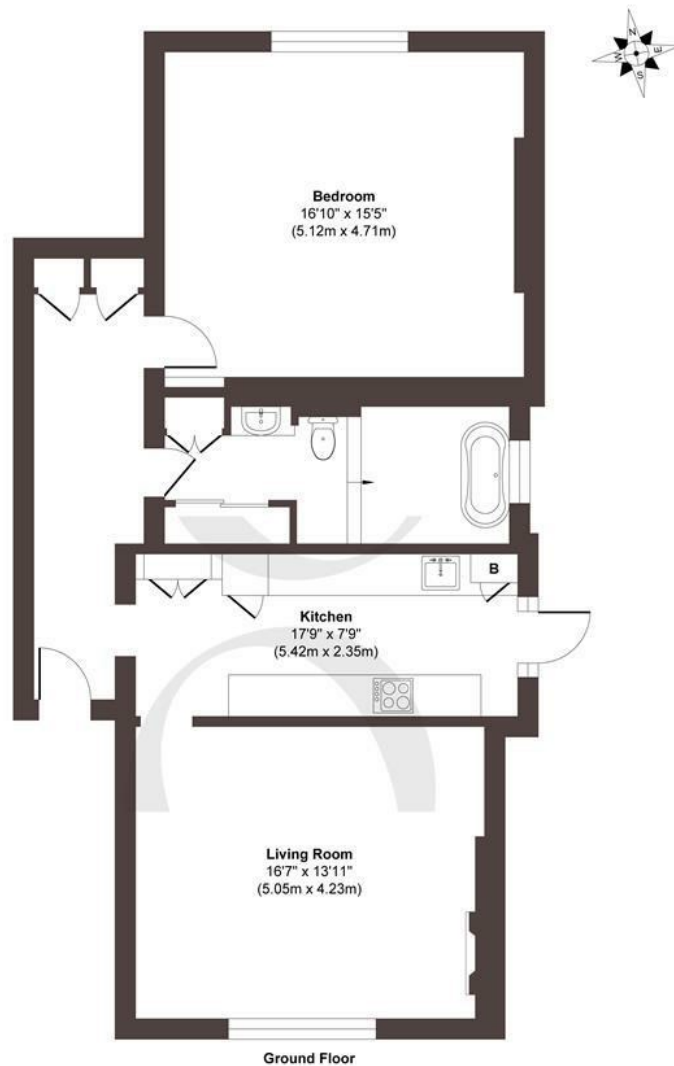
Reigate's vibrant town centre lies at the bottom of the hill, offering a delightful mix of boutique shops, stylish cafes, and acclaimed restaurants. Whether it's a morning coffee at Chalk Hills Bakery, brunch at Canakin, or an evening drink at The Market Stores, residents are spoilt for choice. The town also boasts charming independent stores and well-known brands, catering to every need.

For lovers of the outdoors, Reigate Hill and the iconic Junction 8 coffee stop provide the perfect setting for scenic dog walks and invigorating hikes, with breathtaking views over the Surrey countryside. The nearby Priory Park offers beautifully maintained grounds, a picturesque lake, and a café, making it a favourite spot for leisurely strolls and weekend picnics.









Approx. Gross Internal Floor Area 936 sq. ft / 87 sq. m
Illustration for identification purposes only, measurements are approximate, not to scale.
 Produced by Elements Property

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The Details

- Guide priced at £400,000 – £425,000 is this
- beautifully presented Victorian conversion apartment
- Designed by an award-winning interior designer
- Expansive reception flooded with natural light
- Modern kitchen benefitting from considered design, with
- bespoke cabinetry
- French doors with direct access onto terrace
- A spacious, modern luxury bathroom with high
- specification and spectacular finishes
- An enormous double bedroom that exudes grandeur
- Soaring ceilings and ornamental decoration throughout
- Ample residents parking and beautiful communal garden

Size
 Approx 936.00 sq ft

Energy Performance Certificate (EPC)
 Rating C

Council Tax Band
 C



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