



OVER 60?

Secure this property
for up to **59% less!**

Price

£550,000

Freehold

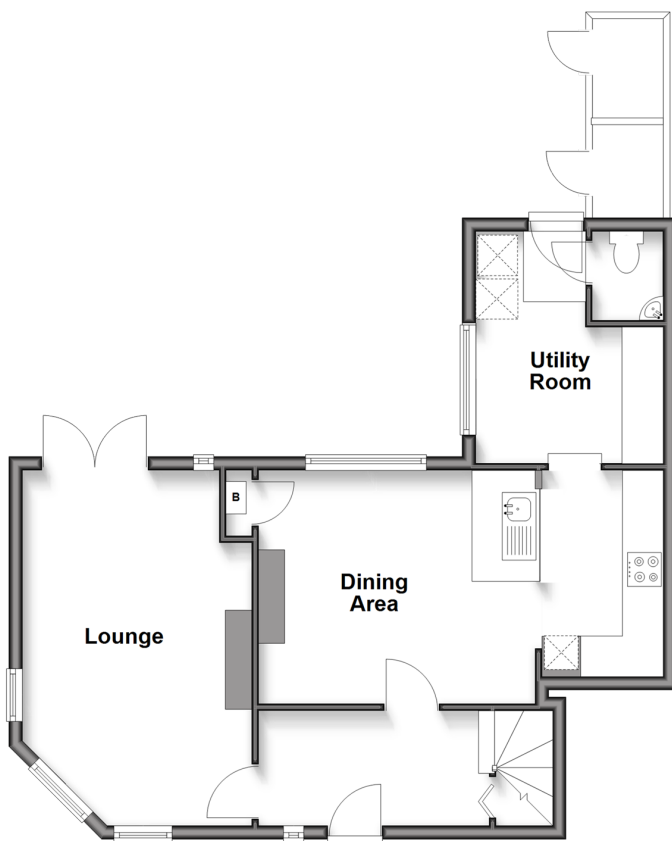
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**Warwick Road,
Holmwood, Dorking,
Surrey, RH5**

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Helping you move forwards

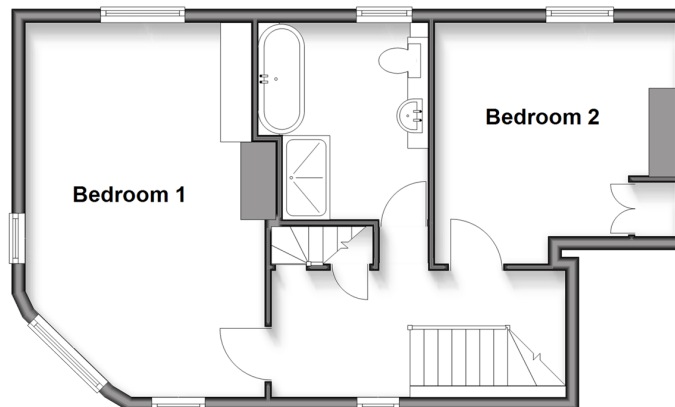
Ground Floor

Approx. 55.0 sq. metres (592.1 sq. feet)



First Floor

Approx. 48.2 sq. metres (518.9 sq. feet)



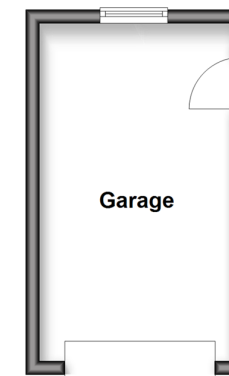
Second Floor

Approx. 15.2 sq. metres (163.8 sq. feet)



Outbuilding

Approx. 14.1 sq. metres (151.7 sq. feet)



Accommodation

GROUND FLOOR

Entrance Hall

Lounge: 17'2 x 11'1 (5.24m x 3.38m)

Kitchen/Dining Area: 19'9 x 11'1 (6.02m x 3.38m)

Utility: 11'3 x 9'10 (3.43m x 3.00m)

Cloakroom

FIRST FLOOR

Landing

Bedroom 1: 18'4 x 11'8 (5.59m x 3.56m)

Bedroom 2: 11'9 x 10'8 (3.58m x 3.25m)

Bathroom

SECOND FLOOR

Landing

Bedroom 3

OUTSIDE

Driveway

Rear Garden

OUTBUILDING

Garage



Main features

- Flooded with natural light giving a bright and airy feel
- Newly renovated kitchen with integral appliances and a modern stylish finish
- Original Victorian tiled floor to the entrance hall
- Ample driveway parking for multiple vehicles plus a garage
- Countryside walks and cycle trails on your doorstep



Nearest Schools

Primary Schools: The Weald CofE Voluntary Aided Primary 1.8 miles, St John's CE Community Primary 2.1 miles, Newdigate CofE Primary 2.3 miles
Secondary Schools: The Priory CofE Voluntary Aided School 3.3 miles, The Ashcombe School 4.4 miles,



Transport Information

Train Stations: Holmwood 1.2 miles, Dorking 3.3 miles, Dorking West 3.6 miles



Address

Warwick Road, Holmwood, Dorking, Surrey, RH5



Directions

For directions to this property please contact us.



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Call Dorking Branch 01306 883399 ■ cubittandwest.co.uk



- Legal advice should be taken to verify fixtures/fittings, planning, alterations and/or lease details
- Appliances & services are untested, dimensions are approximate and floor plans are not to scale
- Through a Homewise Home For Life Plan people aged 60+ can secure this property for up to 59% less, by purchasing a Lifetime Lease.



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