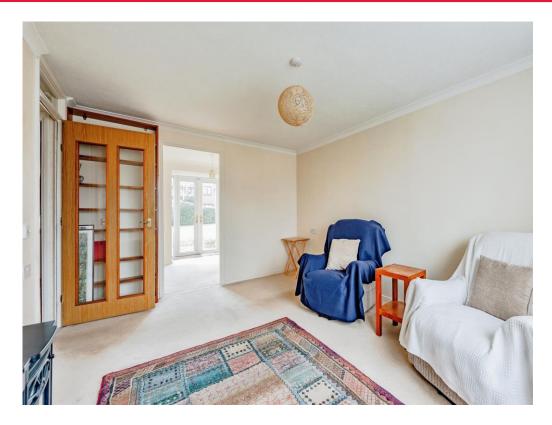


Connells

Oaklands Drive Redhill

## for sale

# £280,000 - £300,000 guide price



Situated within a highly sought-after retirement development, this two double bedroom home offers a peaceful and secure living environment, surrounded by well-maintained landscaped gardens. Designed for comfort and convenience, the property provides a spacious and well-balanced layout, perfect for those seeking a relaxed lifestyle with easy access to amenities.

Upon entering, you are welcomed into a bright and airy sitting room, providing a comfortable space to unwind. The separate dining room, featuring elegant French doors, opens onto a private patio terrace-an ideal spot to enjoy outdoor seating or a morning coffee while taking in the tranquil surroundings. The fitted kitchen offers ample storage and workspace, catering to all your culinary needs. Additionally, a ground-floor W.C. adds practicality and convenience.

Upstairs, both bedrooms are generously proportioned doubles, each benefiting from built-in wardrobes, ensuring plenty of storage space.

The principal bedroom enjoys the added luxury of an en-suite shower room, while a separate main bathroom serves the second bedroom and guests.

Externally, the property includes a designated parking space and the advantage of a private garage situated within a nearby block, providing secure storage or additional parking.

The development itself is well-regarded for its beautifully maintained communal gardens, fostering a sense of community and providing a serene setting for residents.





### **Ground Floor**

**Entrance Hallway** 

W.C

**Sitting Room** 

12' 4" x 10' 11" ( 3.76m x 3.33m )

**Dining Room** 

10' 11" Max x 8' 7" ( 3.33m Max x 2.62m )

Kitchen

8' 9" x 8' 9" ( 2.67m x 2.67m )

### First Floor

Landing

**Bedroom One** 

12' 5" Plus built in wardrobes x 10' 9" Max ( 3.78m Plus built in wardrobes x 3.28m Max )

**En-Suite Shower Room** 

5' 11" Into shower cubicle x 5' 6" ( 1.80m Into shower cubicle x 1.68m )

**Bedroom Two** 

12' 2" x 8' 7" Plus built in wardrobe ( 3.71m x 2.62m Plus built in wardrobe )

Bathroom

7' 11" Max x 6' 8" ( 2.41m Max x 2.03m )

#### **Outside**

**Private Patio Terrace** 

**One Allocated Parking Space** 

Garage-En-Bloc

**Communal Gardens & Grounds** 

















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This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com

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EPC Rating: C Council Tax Band: E

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Tenure: Freehold





<sup>1.</sup> MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is in the buyers interest to check the working condition of any appliances.

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