



**Connells**

Winfield Massetts Road  
Horley



# Winfield Massetts Road Horley RH6 7DT

for sale  
**£675,000**



## Property Description

One of a pair of semi-detached houses built in 2021 by a well renowned local developer, this stunning 3-bedroom house has been extended and lovingly cared for by the current owners.

The property is accessed via a secure gated driveway, accessible only to the two semi-detached properties, with driveway parking for two vehicles.

Once through the front door, you will immediately appreciate the finish and neutral decor of the property, offering a potential buyer the chance to move straight in to a "ready-to-go" home.

As well as a modern finish, the property is very eco-friendly with an air source heat pump and underfloor heating on the ground floor giving the property a very high EPC rating.

On the ground floor, each room flows seamlessly in to the next offering plenty of living accommodation for the modern family. A bright, spacious kitchen offers a wealth of high and low level storage cupboards and worktop space including the feature centre island with solid wood countertops and integrated appliances.

An archway leads through to the newly-built Orangery which brings the whole downstairs together, offering a wonderful dining or lounge area with bi-folding doors leading out to the rear garden. The lounge stretches over 22 feet featuring a brick-built fireplace with solid oak mantle and box bay window to the front of the property. Additionally, there is a downstairs WC plus two large storage

cupboards off the entrance hall.

On the first floor, there are three double bedrooms with the third currently set up as a walk-in wardrobe room featuring bespoke built-in wardrobes.

The principal bedroom also features further built-in wardrobe space and benefits from an en-suite shower room with WC and wash hand basin. The family bathroom features a modern white suite including bath with shower, low level WC and wash hand basin.



## Entrance Hall

Two storage cupboards, underfloor heating

## Cloakroom

Double glazed window to front, wash hand basin, W.C, heated towel rail

## Lounge

22' 5" x 11' 7" ( 6.83m x 3.53m )

Double glazed bay window to front, shutters, underfloor heating, log burner

## Orangery

15' 9" x 11' 3" ( 4.80m x 3.43m )

Bifold doors, radiator

## Kitchen

14' 8" x 13' 1" ( 4.47m x 3.99m )

Doors to rear, soft close eye level and base units, underfloor heating, sink with drainer, island, integrated washing machine, dishwasher and fridge freezer, Bosch induction hob, Bosch electric oven,

## Landing

Skylight, loft access airing cupboard

## Bedroom One

14' 8" x 11' 8" ( 4.47m x 3.56m )

Double glazed window to front, built in chest of drawers and wardrobes, shutters, radiator

## En Suite

Double glazed window to rear, underfloor heating, shower cubicle, wash hand basin, W.C, heated towel rail

## Bedroom Two

13' 3" x 8' 5" ( 4.04m x 2.57m )

Double glazed window to rear, storage cupboard, radiator

## Bedroom Three

9' 4" x 8' 4" ( 2.84m x 2.54m )

Double glazed window to front, built in wardrobes, auto lights, radiator

## Bathroom

Bath with shower over, heated towel rail, wash hand basin. W.C, extractor fan. underfloor heating, shaver point



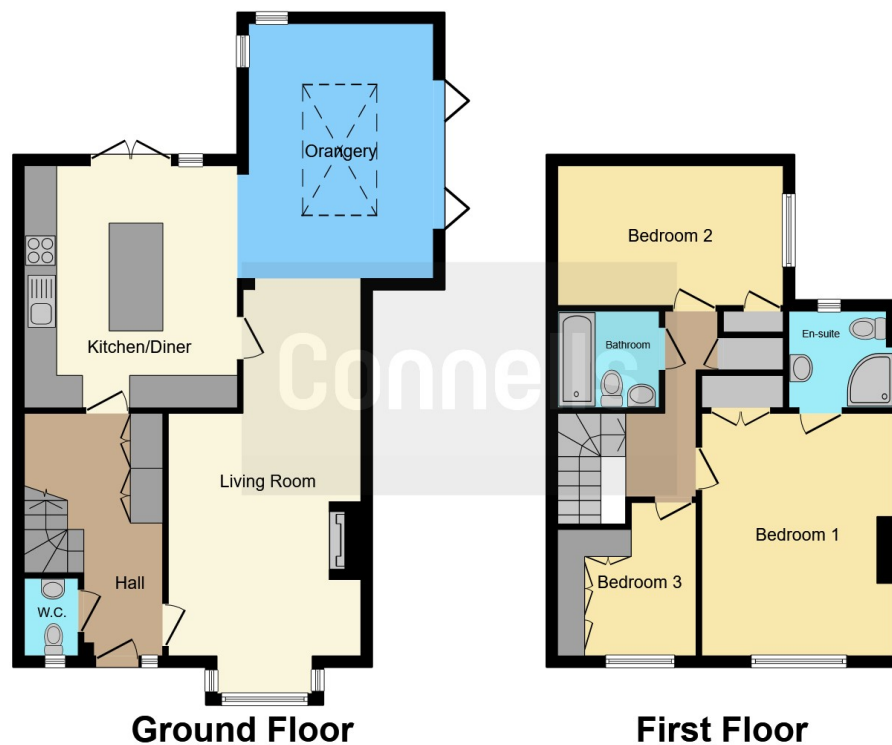












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**EPC Rating: B**

**view this property online [connells.co.uk/Property/HLY404360](http://connells.co.uk/Property/HLY404360)**

Tenure: Freehold



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