

CHRISTIAN REID
ESTATE AGENTS



55 Hailey Place

£280,000

Cranleigh, GU6 7EQ



3 Bedrooms



1 Reception



1 Bathroom



Maisonette



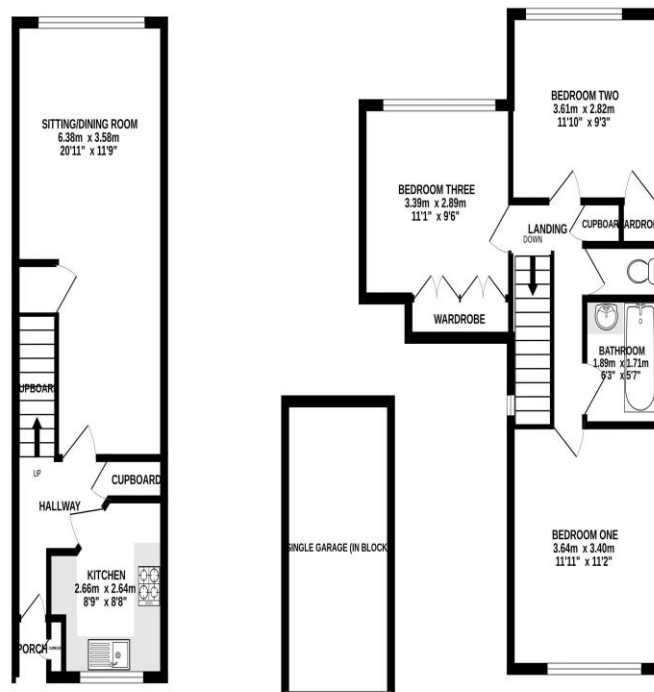
EPC:

A delightful Upper floor split level maisonette situated in a sought-after development enjoying superb views over the large communal gardens. The property offers spacious accommodation over two levels. The ground floor comprises a large impressive combined living/dining room and a modern kitchen. On the first floor there are three double bedrooms, a bathroom and a separate WC. The property is presented in good decorative order throughout, fully double glazed and benefits from a garage situated in a nearby block. Overlooking the well maintained communal gardens, the development is located less than a mile from the High Street and is a very short walk to local shops, schools and bus routes.



GROUND FLOOR
33.3 sq.m. (356 sq.ft.) approx.

1ST FLOOR
54.9 sq.m. (591 sq.ft.) approx.



TOTAL FLOOR AREA: 88.2 sq.m. (949 sq.ft.) approx.
Whilst every attempt has been made to ensure the accuracy of the floorplan contained herein, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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