



A traditional country house set within idyllic grounds, on the edge of this unspoiled village

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High Road
Chipstead
CR5 3SD

Banstead Village 4 miles Reigate 4 miles
London 16 miles M23/M25 2 miles
London by rail 45 min from Chipstead and 25 min from Coulsdon South
All times and distances are approximate

A truly unique property. Originally a Victorian stable block, Longmeadow now stands proudly on its 1.1-acre plot as a charming family home, lovingly designed by its current owners 25 years ago.

Accessed via electric gates and a secluded driveway, it features period details like the original stable window and multiple fireplaces, including a striking inglenook. The picturesque grounds include various versatile outbuildings and lush gardens, creating a serene and spacious outdoor environment.

Offers in Excess of £2 million

View by appointment please, arranged exclusively through
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- Entrance Hall ▪ Porch ▪ Lounge ▪ Kitchen
- Utility Room ▪ Laundry ▪ Conservatory ▪ Study ▪ Snug
- Three Bedrooms ▪ Walk-in Wardrobe and En-suite to Principal ▪ Family Bathroom
- Annexe ▪ Two Bedrooms ▪ Family Bathroom ▪ Kitchen-Diner ▪ Gym
- Greenhouse/Hobby Room ▪ Workshop ▪ Summer House



Originally a stable block dating back to the late Victorian era, Longmeadow now proudly stands atop its 1.1-acre plot as a warm family home filled with soul, character, and charm. This labour of love was meticulously designed and constructed by its current owners some 25 years ago.

Accessed through electric gates and approached by a secluded, winding driveway with ample parking, Longmeadow is beautifully appointed in a style that exudes period charm. It boasts several impressive features, including a country kitchen adorned with the original stable window, allowing natural light to filter through. The home is adorned with numerous open fireplaces, notably an impressive inglenook that serves as the centrepiece of the family room, and a conservatory affectionately known as the Bougainvillea room for its stunning floral displays and access to the secluded patio garden.

Inside, the house offers practical spaces such as a utility and boot room, a snug, and a study that could serve as a guest suite. Upstairs, there are three bedrooms, with the principal bedroom featuring a walk-in wardrobe (which could potentially serve as a fourth bedroom) and an en-suite bathroom complete with a Jacuzzi bath and steam room shower.

Positioned amidst picturesque gardens are various outbuildings, each serving a distinct purpose. The Annexe, built in 2019, features two bedrooms, a modern bathroom, and an impressive living space with underfloor heating, a contemporary fitted kitchen, and a log burner. There's also a gym that could double as a guest house if needed, a room dedicated to hobbies and crafts aptly named 'The Fishing Room', and the Pavilion, a centrepiece of many gatherings with its stunning open fire and Boul pitch in front. Additionally, there are several sheds and storage units, space designated for a vegetable patch, and ample lush open space to enjoy. All in all this a fantastic proposition for someone to enjoy a rural lifestyle but with remarkable accessibility, an internal viewing is highly recommended to appreciate all that this property has to offer.



In a leafy setting on the southern edge of Chipstead Village, encompassed by its idyllic plot the property enjoys rural tranquillity, whilst offering remarkable accessibility. There are rail services to London from Chipstead Station, just a few minutes' drive and faster services from Coulsdon South which is also nearby.

The M23/M25 intersection is also easily reached in a few minutes, giving access to the country's motorway network, bringing Gatwick within around 20 minutes and Heathrow around 40 minutes.

The coastal ports and Eurotunnel too are also reached via arterial routes. Chipstead Village has local shopping whilst greater facilities, supermarkets, cinema, restaurants and health clubs are at nearby Banstead, Reigate and Caterham. This location is also within easy reach of several renowned schools.

Meanwhile this unspoilt village, centred around the picturesque village pond, has much to offer those who live here; a choice of gastro-pubs, local theatre, golf club and other clubs for cricket, rugby and football. Chipstead Village is also known for its annual flower show and extensive open countryside, ideal for walks, cycling and riding.



The many features of this fine home include:

- An idyllic and private 1.1 acre plot
- Bespoke country style kitchen with separate utility, boot room and larder
- Remarkable accessibility to M25 and M23
- Gated entrance with sweeping drive way and ample parking
- Well-appointed detached two bedroom annexe
- An array of multipurpose outbuildings
- Walk in wardrobe and en-suite to principal bedroom
- Stunning Inglenook fireplace
- Beautiful location within the Chipstead conservation area
- Generous and versatile accommodation

Tenure: Freehold
 Local Authority:
 Reigate and Banstead Borough Council
 Council Tax Band: G
 Broadband: Full fibre to property
 All mains services

To the best of our knowledge on production of this brochure

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Benefitting from a stunning, detached two bedroom Annexe

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