

FOR SALE

1, Hillbank, Standish, WN6 0BX



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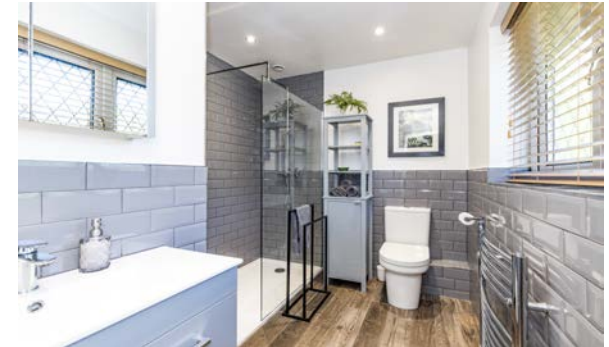
Stunning family home resting within a wonderful private plot in a secluded setting



- Stunning individual detached
- Impeccably presented
- Secluded, tucked away position
- Highly coveted area of Standish
- 4 bedrooms / 3 reception rooms
- Extended kitchen diner
- Private, wrap around plot
- 2085 SQFT

Offering exceptional internal presentation & presented to the highest of standards throughout, this superb, individual detached family home has been extended, remodelled and upgraded from its original design & simply must be viewed to be fully appreciated. Enjoying lots of eye-catching kerb appeal, the home is tucked away in a choice position in Standish, just off the highly prized Cranleigh & within a secluded private setting which benefits from considerable privacy & gardens on all sides. The home internally is set across two floors & provides a generous 2085 square feet of beautiful living space that has benefitted from newly laid carpets upstairs & downstairs, fresh decoration throughout and two sleek new bathrooms. The ground floor in brief comprises; a main entrance hallway with wc / cloaks, a dining room / kids play room, plus access into a Upvc conservatory. There is a spacious 23ft main lounge with feature fireplace and access out onto the garden. The stunning open plan kitchen diner boasts a sleek vaulted ceiling extension with feature Velux windows plus large bi-folding doors that open onto the rear patio. The kitchen itself includes a range of integrated appliances. Beyond the kitchen is access into a useful utility room. Upstairs, the home provides four good sized bedrooms, all of which are doubles. The master boasts its own stunning en-suite with walk-in shower, plus there is a stylish principal bathroom suite. Externally, the plot here is equally impressive, with the gardens wrapping round the property completely. The rear is particularly private & offers two beautiful flagged patio areas for sitting out, with a mature raised lawn. To the front is a spacious & block-paved double driveway which leads through to the detached double garage, which itself could be utilised as a garden office / place to run a business from. The home also had a newly installed boiler around 6/7 yrs ago. Early viewings are essential on this simply stunning family home.







TOTAL FLOOR AREA : 2085 sq.ft. (193.7 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, 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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