



**Price**  
**£400,000**

**Freehold**

3x  1x  2x 

**Observatory Walk,  
Redhill, Surrey, RH1**

**OVER 60?**

Secure this property  
for up to **59% less!**

**cubitt & west**  
Helping you move forwards



## Main features

- Open dining/lounge area with a dividing arch
- Spacious bedrooms, one with fitted wardrobes
- Modern integrated kitchen with new appliances
- Open plan dining/lounge with an archway divide
- Front and rear gardens
- Permit parking
- 10 min walk to Redhill centre
- 10 min walk to train station

## Accommodation

### GROUND FLOOR

Hallway  
 Cloakroom  
 Kitchen: 13'6 x 7'6 (4.12m x 2.29m)  
 Lounge: 14'4 x 10'3 (4.37m x 3.13m)  
 Dining Area: 12'1 x 7'4 (3.69m x 2.24m)

### FIRST FLOOR

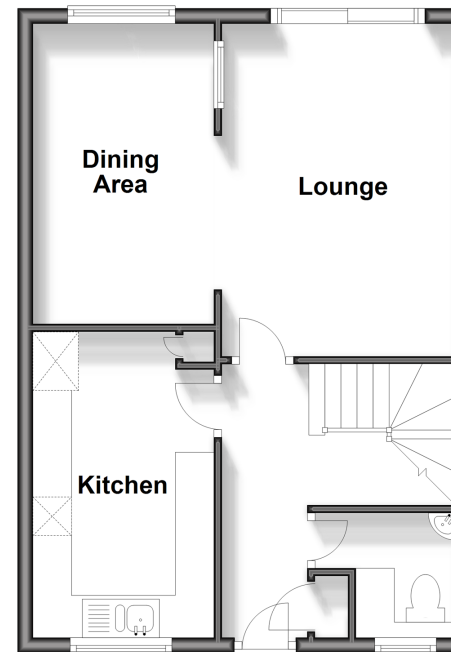
Bathroom  
 Bedroom 1: 14'2 x 8'7 (4.32m x 2.62m)  
 Bedroom 2: 14'1 x 9'0 (4.30m x 2.75m)  
 Bedroom 3: 11'7 x 8'9 (3.53m x 2.67m)

### OUTSIDE

Front Garden  
 Rear Garden  
 Allocated Parking

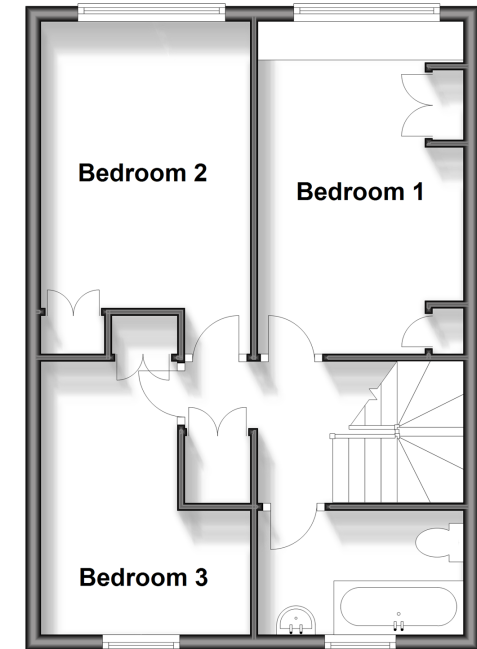
### Ground Floor

Approx. 43.6 sq. metres (469.6 sq. feet)



### First Floor

Approx. 43.0 sq. metres (462.8 sq. feet)



Call Redhill - 01737 778866 ■ [cubittandwest.co.uk](http://cubittandwest.co.uk)

■ Legal advice should be taken to verify fixtures/fittings, planning, alterations and/or lease details  
 ■ Through a Homewise Home For Life Plan people aged 60+ can secure this property for up to 59% less, by purchasing a Lifetime Lease.

■ Appliances & services are untested, dimensions are approximate and floor plans are not to scale



23411295/20241031/JU/JB2