



**Price**  
**£550,000**

**Freehold**

4x  2x  2x 

**Frenches Road, Redhill,  
Surrey, RH1**

**cubitt&west**  
Helping you move forwards





## Main features

- No onward chain
- Close to Redhill town centre and train station
- Had a loft conversion in 2022
- Large rear garden
- Newly installed kitchen
- Main bedroom with en-suite



### Nearest Schools

Primary Schools: St Matthew's CofE Primary 0.5 miles, Lime Tree Primary 0.9 miles, St Joseph's Catholic Primary, Redhill 1.0 miles

Secondary Schools: St Bede's School 0.8 miles, The Warwick School 1.1 miles, Reigate Grammar School 1.6 miles



### Transport Information

Train Stations: Redhill 0.7 miles, Earlswood 1.7 miles, Merstham 1.9 miles

## Accommodation

### GROUND FLOOR

Entrance Hall: 24'0 x 6'4 (7.32m x 1.93m)

Lounge: 13'9 x 11'9 (4.19m x 3.58m)

Dining Room: 12'0 x 12'0 (3.66m x 3.66m)

Kitchen: 24'9 x 10'2 (7.55m x 3.10m)

Cloakroom: 4'8 x 3'0 (1.42m x 0.92m)

### FIRST FLOOR

Landing

Bedroom 1: 8'5 x 5'6 (2.57m x 1.68m)

Bedroom 2: 10'8 x 10'1 (3.25m x 3.08m)

Bedroom 3: 12'1 x 10'5 (3.69m x 3.18m)

Bathroom: 8'8 x 7'9 (2.64m x 2.36m)

### SECOND FLOOR

Landing

Bedroom 4: 15'6 x 13'2 (4.73m x 4.02m)

En Suite Bathroom: 6'5 x 6'2 (1.96m x 1.88m)

### OUTSIDE

Garage

Driveway

Rear Garden

**Call Redhill - 01737 778866 ■ cubittandwest.co.uk**

■ If buying to let, the energy rating will need to be improved to at least 'E' rating before you can let the property

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

■ Legal advice should be taken to verify fixtures/fittings, planning, alterations and/or lease details



23409594/20250310/AB/OP