



**RAYNERS**  
TOWN & COUNTRY

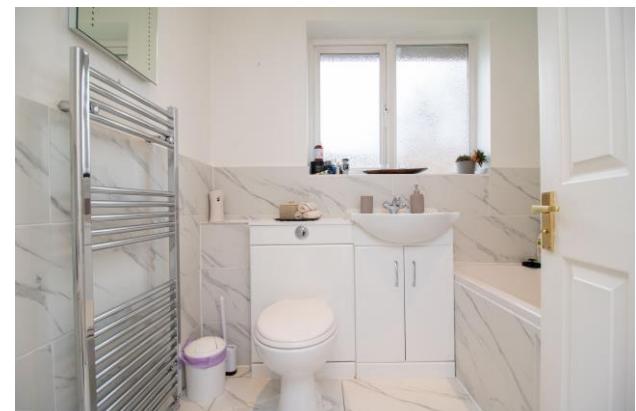
**CROWHURST MEAD**  
**GODSTONE, SURREY, RH9 8BF**

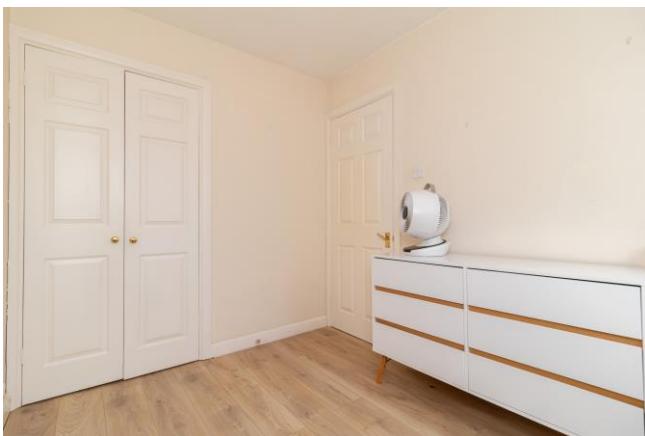
Just a short walk from the charming historic village of Godstone, this CHAIN FREE modern two-bedroom terraced house is situated in a small, contemporary development and is beautifully maintained throughout. The ground floor features a bright and airy lounge through to a stylishly fitted kitchen with room for a breakfast area, and patio doors opening to a private garden. Upstairs, you'll find two spacious double bedrooms with the added benefit of an ensuite to the master bedroom and a tastefully designed family bathroom complete with a white suite and a shower over the bath.

The property also benefits from allocated parking as well as a visitors parking.

The location offers excellent convenience, with Godstone village boasting a picturesque green, a duck pond, and delightful period architecture. Local amenities include shops, pubs, cafés, restaurants, a primary school, and easy access to Greenbelt countryside. The area also provides superb transport links, with the M25 motorway nearby and several mainline railway stations just a 5-10 minute drive away.

Early viewing is highly recommended!





16 Crowhurst Mead



Total Area: 66.2 m<sup>2</sup> ... 713 ft<sup>2</sup>

All measurements are approximate and for display purposes only

**Tenure: Freehold**

**Local Authority: Tandridge District Council**

**Council Tax Band: D**

**EPC Rating: C**

**Additional info – £50 per month Service charge for the road.**

**This information has been provided by the seller and will need to be verified through solicitors.**

**VIEWING STRICTLY BY APPOINTMENT VIA THE SELLING AGENT**

**[www.raynersproperties.com](http://www.raynersproperties.com)**

**IMPORTANT:** we would like to inform prospective purchasers that these sales particulars have been prepared as a general guide only. A detailed survey has not been carried out, nor the services, appliances and fittings tested. Room sizes should not be relied upon for furnishing purposes and are approximate. If floor plans are included, they are for guidance only and illustration purposes only and may not be to scale. If there are any important matters likely to affect your decision to buy, please contact us before viewing the property. R772

**Sales**  
01883 622 258  
[Enquiries@raynersproperties.com](mailto:Enquiries@raynersproperties.com)

**Lettings**  
01883 622 244  
[Enquiries@raynersletting.com](mailto:Enquiries@raynersletting.com)

**Land & New Homes**  
01883 744 344  
[Warlingham@raynersproperties.com](mailto:Warlingham@raynersproperties.com)

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