



Flat 3, Knights Court Reigate Road, Reigate, Surrey, RH2 0QY

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J A M E S D E A N
E S T A T E A G E N T S

JamesDean are pleased to present to the market this spacious two bedroom ground floor flat. The block is within walking distance of Reigate Town Centre & priory park. The sought after location is well connected to the M25 and Train Links to London.

The property offers a large living/dining room with parquet flooring, separate modern kitchen. Hallway which leads to a modern bathroom suite and the two double bedrooms. The property benefits from gas central heating, double glazed windows, a new single garage en bloc and residents parking. The property is offered to the market CHAIN FREE.

EPC: D / Council Tax: C / Share of Freehold
Service Charge: £1,800pa / Ground Rent: £0



Reigate town offers a wide range of well-known high street brand names along with individual boutique shops, cafes & eateries. If you enjoy dining out, then Reigate will cater for almost every culinary delight. Whether it's breakfast, lunch or dinner you can choose from a wealth of favourites including: Bill's, Cote, Wagamama, Café Rouge, Pizza Express, Nando's, Buenos Aires Steakhouse, Café Nero located within the Bell Tower, Costa and Starbucks. Reigate is also well known for its quality independent eateries, clothing shops, jewellers, hairdressers & barbers. Our personal favourites are Canakin a family run coffee shop located next to our high street office, Robert & Edwards Butchers selling a wide range of quality local produce.

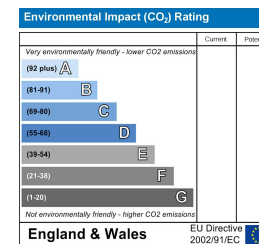
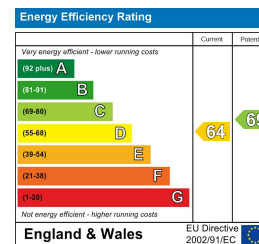
Priory Park is very popular with families and keep fit enthusiasts, the facilities are fantastic with Tennis Courts, Skate Park, children's play park, lake & the café located in the heart of the park. At weekends the park is a popular attraction with Reigate's Park Run and other seasonal attractions throughout the year.

Reigate also boasts a range of highly regarded schools such as Reigate Grammar, Dunottar, Micklefield, Holmesdale, Reigate Priory, Reigate Secondary School and Reigate College.

Guide Price £295,000



Floor plan



TENURE: Share of Freehold
Council Tax Band: C

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JAMES DEAN
ESTATE AGENTS

67 HIGH STREET, REIGATE, RH2 9AE
T: 01737 242331 F: 01737 243481
E: reigate@jamesdeanproperty.co.uk

66 VICTORIA ROAD, HORLEY, SURREY, RH6 7PZ
T: 01293 784411 F: 01293 784422
E: info@jamesdeanproperty.co.uk

Please note that no appliances or systems have been tested. All measurements are approximate and must not be relied upon for any purpose. Any appliances listed in these details may not be included in the sale price. These particulars do not form any part of an offer or contract and their accuracy cannot be guaranteed. Lease information where applicable has been provided by the vendor. James Dean cannot be held liable if the information is incorrect.