



Nutley Lane, Reigate

Guide Price £825,000 - £875,000

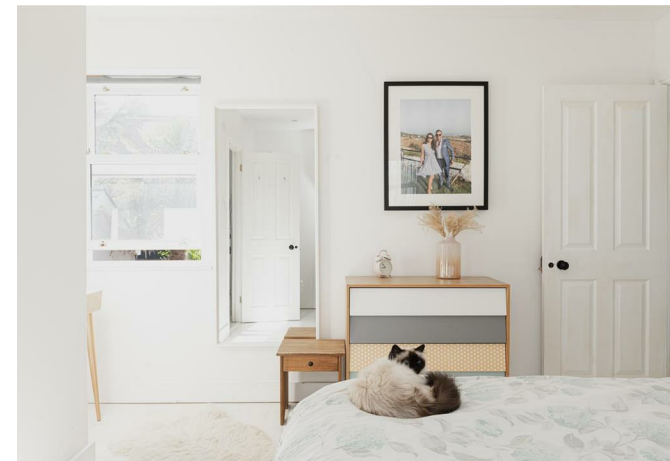




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Natural light pours in to this South facing home, adding to the bright and airy feel. Located in the centre of Reigate, yet peacefully tucked away from the road, it offers perfect seclusion and space to relax and unwind.

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This beautiful, extended period property is tucked away in the heart of Reigate and has been finished to the highest standard.

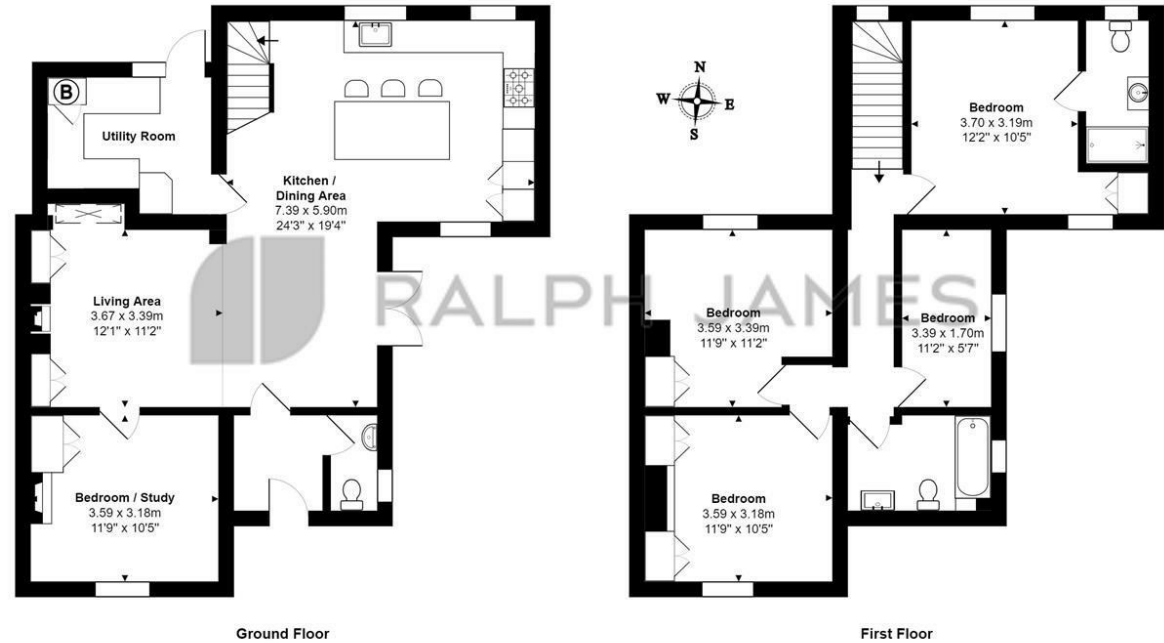
Once you are through the front door, you will find a contemporary open plan kitchen/dining/living area. It is light and airy and there are double doors opening onto the garden. There is a separate reception room, that is currently being used as a play room for the children but can easily be used as another snug or bedroom depending on your needs. The gorgeous kitchen has a large island to sit around, making it the real hub of the home. There is also a handy utility room and downstairs cloakroom.

On the first floor there are three double bedrooms, as well as a fourth smaller room that can be used as an office, nursery or walk in wardrobe! All of the bedrooms have built in storage and the main bedroom has the luxury of a modern en-suite shower room. There is also a separate family bathroom.

Outside, the property has a peaceful and secluded garden, there is a built in seating area on the deck and a lawn surrounded by raised beds, giving a feeling of complete privacy. All of this, in the centre of Reigate and just a few minutes walk to the High Street!

Need to know

- Tucked away behind the picturesque Nutley Lane, in a quiet, secluded plot
- Neutral tones and large windows allow light to flood this home
- Open plan living creates a sociable setting
- A separate reception room offers a space for cosy evenings with the original fireplace, or as the current owners have used, a playroom.
- Three double bedrooms and a separate office which could also be a nurse's room or dressing room
- Spacious main bedroom with fitted wardrobes and an en suite shower room
- Useful utility room, providing excellent storage and direct access to outside
- South facing garden area complete with bespoke decking, handmade seating area and an artificial grass area, offering total privacy
- A large storage shed and access into the utility room for those muddy boots.
- Walking distance to Reigate High Street, Reigate station, Priory Park and a selection of great schools



Nutley Lane, Reigate
Total Area: 136.1 m² ... 1465 ft²
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reigate@ralphjames.co.uk
01737 333677

ralphjames.co.uk