



Guide Price
£400,000

**Share of
Freehold**

3x  1x  1x 

**Bancroft Court, Reigate,
Surrey, RH2**

OVER 60?
Secure this property
for up to **59% less!**

cubitt & west
Helping you move forwards



Main features

- Spacious apartment conveniently located in the heart of Reigate town
- Modern fitted kitchen & shower room
- Large balcony, with sunny aspect, overlooking communal grounds
- Secure underground allocated parking with ample visitor parking
- Long lease, cost of heating is covered within the service charge

Accommodation

SECOND FLOOR

Entrance Hall

Lounge/Diner: (L-shaped) 19'1 x 9'9 (5.82m x 2.97m) plus 7'4 x 8'2 (2.24m x 2.49m)

Kitchen Area: 12'6 x 6'9 (3.81m x 2.06m)

Balcony

Bedroom 1: 15'2 x 8'9 (4.63m x 2.67m)

Bedroom 2: 15'7 into fitted wardrobes x 8'0 (4.75m x 2.44m)

Bedroom 3: 22'2 x 7'0 (6.76m x 2.14m)

Shower Room: 5'7 x 5'2 (1.70m x 1.58m)

Separate Toilet

OUTSIDE

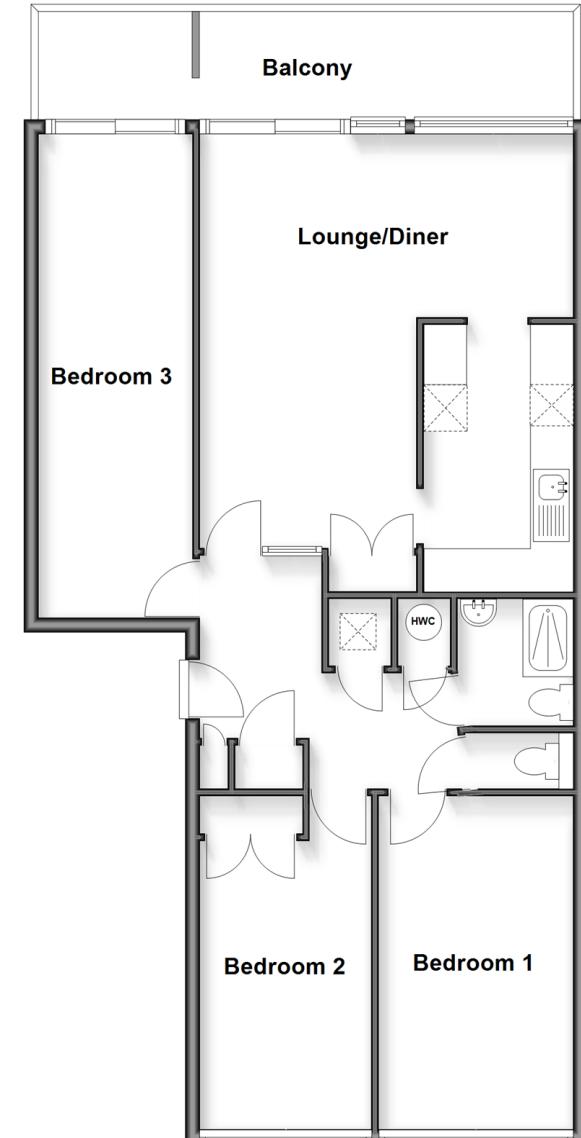
Communal Grounds

Underground Allocated Parking

Visitor Parking

Second Floor

Approx. 86.7 sq. metres (933.7 sq. feet)



Call Reigate - 01737 222020 ■ cubittandwest.co.uk

- Legal advice should be taken to verify fixtures/fittings, planning, alterations and/or lease details
- Appliances & services are untested, dimensions are approximate and floor plans are not to scale
- Through a Homewise Home For Life Plan people aged 60+ can secure this property for up to 50% less, by purchasing a Lifetime Lease



CURRENT:
C(75)

POTENTIAL:
B(81)



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