



17 South Albert Road

Reigate

Guide Price **£750,000**



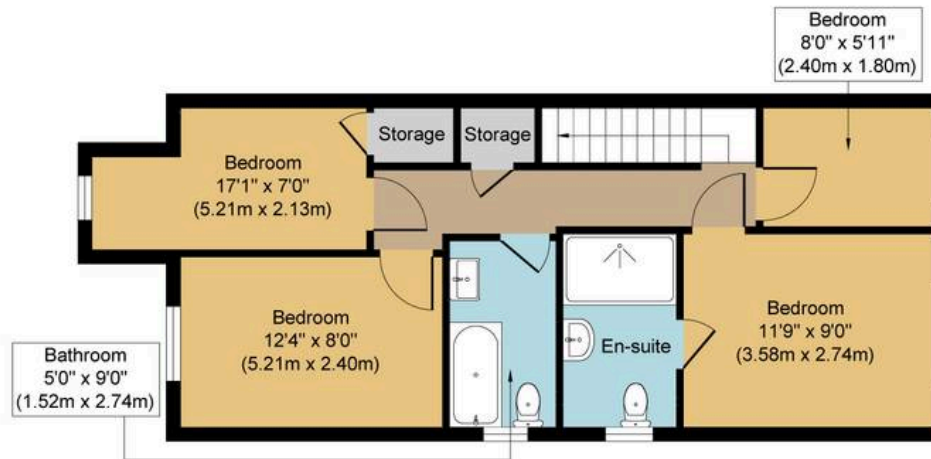
This beautifully presented four-bedroom semi-detached family home offers an exceptional blend of modern living and convenient location, situated just 0.25 miles from the vibrant Reigate High Street. Thoughtfully modernised throughout, the property is perfect for families seeking both style and practicality. The ground floor features two spacious reception rooms, ideal for entertaining or relaxing with family, and a stunning kitchen breakfast room that has been extended into the former garage, providing ample space for dining and everyday living. The kitchen is finished to a high standard, with contemporary fittings and generous workspace, making it the heart of the home. A useful cloakroom with WC is also located on the ground floor for added convenience. Upstairs, the accommodation comprises four well-proportioned bedrooms, including a principal bedroom with a sleek, modern en-suite shower room, while the remaining bedrooms are served by a stylish family bathroom. Each bedroom is bright and airy, offering comfortable spaces for family members or guests. The property benefits from off-road parking for two cars at the front, with the additional advantage of an EV charge point (ideal for electric vehicle owners). Internally, the house has been tastefully decorated with neutral tones and quality finishes, creating a welcoming and sophisticated atmosphere throughout. Its central position ensures easy access to Reigate's array of shops, restaurants, and amenities, as well as excellent local schools and the mainline station, making it a superb choice for commuters and families alike. This home successfully combines generous living accommodation with a highly desirable location, providing a rare opportunity to acquire a modernised, spacious property in one of Reigate's most sought-after settings.

Council Tax band: F

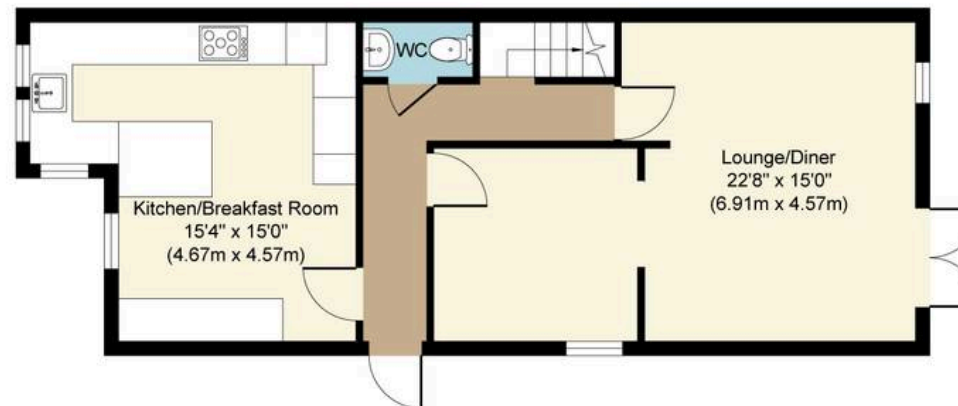
Tenure: Freehold







First Floor
Approximate Floor Area
549 sq. ft
(51.04 sq. m)



Ground Floor
Approximate Floor Area
590 sq. ft
(54.84 sq. m)

South Albert Road, RH2
Approx. Gross Internal Floor Area 1139 sq. ft / 105.88 sq. m



Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. The measurements should not be relied upon for valuation, transaction and/or funding purposes. This plan is for illustrative purposes only and should be used as such by any prospective purchaser or tenant. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.