
woodlands

FLAT 6, 16 GROVEHILL ROAD, REDHILL, SURREY, RH1 6PJ
£135,000
LEASEHOLD

Top floor studio apartment, in a popular, central location, with a long lease and single garage.

Forming part of a detached, Victorian building, this top floor property has plenty of scope to refurbish and remodel, so would make an ideal investment or starter property.

There is an entrance hall, 14ft dual aspect studio room, separate kitchen and a large bathroom with a Velux window.

To the rear there is a garage block, with each resident benefitting from their own garage and space to park. The garage itself has a seperate rent charge of £1270 p.a.

Nearby you have the delightful Deli on the Hill, which serves delicious food and coffees. In addition the bustling town centre is only a short walk away, with a wide variety of shops, both on the high street and in the shopping centre, a multi screen cinema complex, weekly local market and superb train services that connect to central London in as little as 29 minutes, as well as links to Gatwick airport, Guildford, Reading, Tonbridge and the south coast.

- **TOP FLOOR**
- **CLOSE TO TOWN**
- **POPULAR LOCATION**
- **GARAGE AND PARKING**
- **COUNCIL TAX BAND: A**
- **NO CHAIN**
- **LONG LEASE**
- **STUDIO APARTMENT**
- **ELECTRIC HEATING**
- **EPC RATING: E**











ROOM DIMENSIONS:

ENTRANCE HALL
7'9 x 2'9 (2.36m x 0.84m)

STUDIO
14'0 x 13'0 (4.27m x 3.96m)

KITCHEN
10'7 x 5'10 (3.23m x 1.78m)

BATHROOM
7'9 x 7'6 (2.36m x 2.29m)

ELECTRIC HEATING

GARAGE

OFF ROAD PARKING

YEARS REMAINING ON LEASE: 960

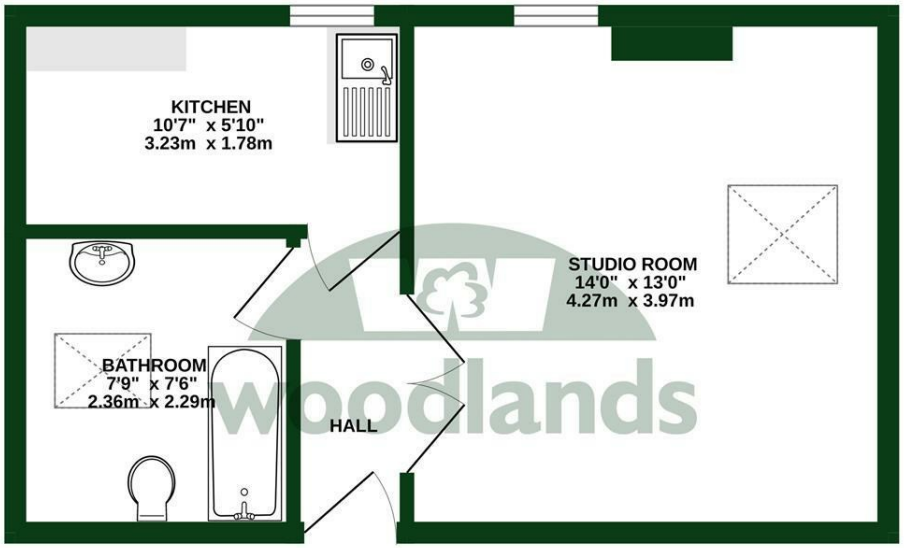
GROUND RENT: £40 PA

SERVICE CHARGES: £3,000 PA 2026

GARAGE: SEPARATE RENT CHARGE OF £1270 PA



TOP FLOOR
327 sq.ft. (30.4 sq.m.) approx.



TOTAL FLOOR AREA : 327 sq.ft. (30.4 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan 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. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
Made with Metropix ©2026

woodlands

OnTheMarket.com

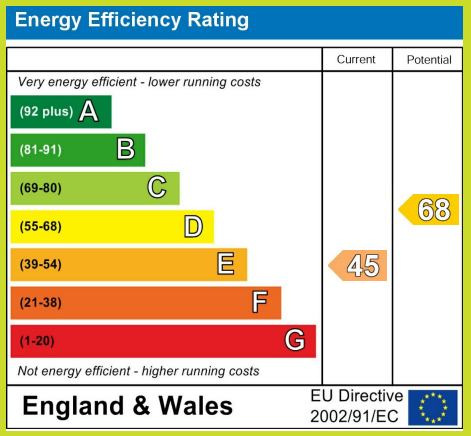
rightmove

Zoopla

The Property Ombudsman

APPROVED CODE
TRADINGSTANDARDS.GOV.UK

propertymark



To view this property please call 01737 771777

www.woodlands-estates.co.uk

These particulars are set out as a general outline for the guidance of intending purchasers or lessees and do not constitute any part of an offer or contract. No person in the employment of the above named agents has any authority to make or give any representation or warranty whatsoever in relation to this property. If there is any point which is of particular interest, please contact our office and we will be pleased to check the information. The mention of any appliances and/or services does not imply they are in full and efficient working order.