



RAYNERS
TOWN & COUNTRY

9 OUTWOOD LANE
BLETCHINGLEY, SURREY, RH1 4LR

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GUIDE PRICE £540,000

Rayners are delighted to present to the market this stunning three-bedroom end-of-terrace character cottage, beautifully blending period charm with modern living.

The ground floor offers a spacious open-plan kitchen/dining area, perfect for both everyday living and entertaining. On the first floor, the property comprises two well-proportioned bedrooms, a stylish family bathroom, and a separate, inviting living room. The second floor is dedicated to an impressive master suite, complete with a walk-in wardrobe and a contemporary en-suite shower room.

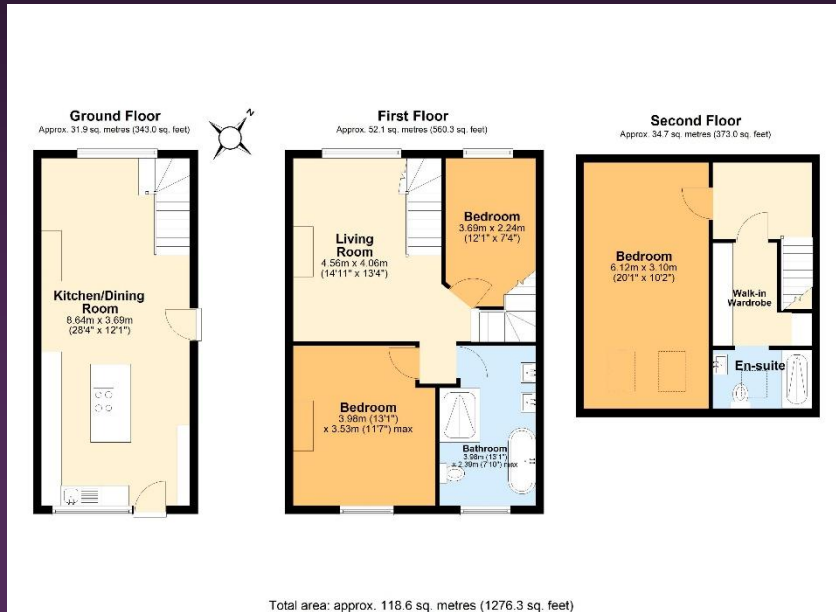
Externally, the property boasts a modern courtyard garden featuring artificial grass and a pergola—an ideal space for relaxing or hosting guests.

This home is equipped with a range of modern conveniences, including a voice-controlled heating system, voice-activated blinds, and integrated smart lighting throughout. Additional benefits include a CCTV system, offering enhanced security and peace of mind.

A truly unique home that must be viewed to be fully appreciated.







Tenure: Freehold

Local Authority: Tandridge Council

Council Tax Band: E

EPC Rating: E

VIEWING STRICTLY BY APPOINTMENT VIA THE SELLING AGENT

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IMPORTANT: we would like to inform prospective purchasers that these sales particulars have been prepared as a general guide only. A detailed survey has not been carried out, nor the services, appliances and fittings tested. Room sizes should not be relied upon for furnishing purposes and are approximate. If floor plans are included, they are for guidance only and illustration purposes only and may not be to scale. If there are any important matters likely to affect your decision to buy, please contact us before viewing the property. R772

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