



# Reigate Road, Reigate

£3,000 Per Month





“

Offering contemporary living in a unique barn conversion style, Kite's Barn presents a rare opportunity to enjoy a brand-new home in an enviable rural setting without compromising on convenience. Available now on an unfurnished basis.

”



Set behind an attractive timber-clad façade, Kite's Barn is an exceptional three-bedroom home designed with modern living firmly in mind. Finished to an impressive standard throughout, the property combines generous proportions, vaulted ceilings and an abundance of natural light to create a home that feels both stylish and welcoming.

The heart of the property is the superb open-plan kitchen, dining and living space, extending to over 24 feet in length. Large windows and glazed doors frame picturesque countryside views while flooding the room with sunlight, creating an ideal setting for both everyday living and entertaining. The contemporary kitchen is fitted with sleek cabinetry, integrated appliances and a central island, providing plenty of workspace alongside a sociable layout.

On the ground floor are two well-proportioned double bedrooms. One of the bedrooms enjoys the convenience of a beautifully finished en-suite shower room, while the second bedroom is served by an equally stylish family bathroom complete with contemporary fittings and a full-sized bath.

A staircase rises to an impressive first-floor room, offering exceptional versatility. Whether used as a luxurious principal suite, home office or creative studio, this generous space benefits from its own bathroom and useful eaves storage.

Throughout the home, neutral décor, quality flooring and carefully selected finishes provide a modern canvas ready for immediate occupation.

Externally, the property enjoys a tranquil position overlooking open fields, allowing tenants to enjoy the best of countryside surroundings whilst remaining conveniently placed for Reigate, Redhill and excellent transport connections into London.

EV charging is available to the front of the build.



# Need to know

- Newly built detached barn-style home
- Approximately 1,271 sq ft of accommodation
- Stunning open-plan kitchen, dining and living area
- Contemporary fitted kitchen with integrated appliances
- Three generous double bedrooms
- Stylish en-suite shower room and modern family bathroom
- Spacious first-floor room ideal as a principal suite, home office or guest accommodation
- Ground floor cloakroom
- Countryside views and peaceful surroundings
- EPC: C



## Interested?

reigate@ralphjames.co.uk  
01737 333677

1

ralphjames.co.uk

Reigate Road, Reigate

Total Area: 118.1 m<sup>2</sup> ... 1271 ft<sup>2</sup>

FOR ILLUSTRATIVE PURPOSES ONLY.

Whilst every attempt has been made to ensure the accuracy of the floor plan shown, all measurements, positioning, fixtures, features, fittings and any other data shown are an approximate interpretation for illustrative purposes only and are not to scale.

No responsibility is taken for any error, omission, miss-statement or use of data shown.

The above statement applies to both 'Still Moving London LTD' and the Company or individual displaying this floor plan.

Unauthorised reproduction prohibited.

© Still Moving London LTD (www.stillmoving.london)

 RALPH JAMES