



RAYNERS  
TOWN & COUNTRY

21 CROWHURST MEAD  
GODSTONE, SURREY, RH9 8BF

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Tucked away in the corner of a quiet cul-de-sac, this beautifully presented two double bedroom home offers well-proportioned accommodation and an attractive private garden.

The ground floor comprises a bright and spacious living room along with a modern fitted kitchen.

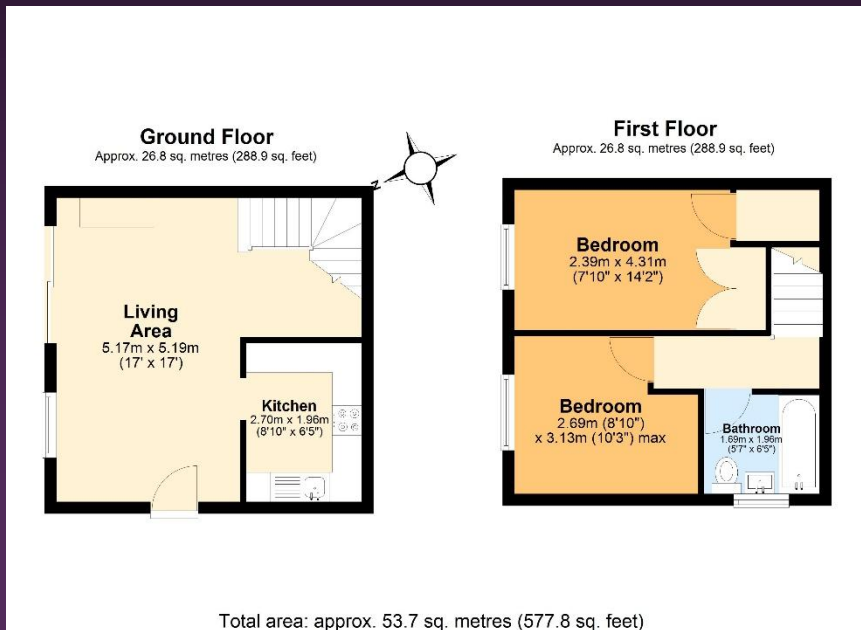
Upstairs, there are two generous double bedrooms and a contemporary family bathroom.

Externally, the property benefits from an allocated parking space and an immaculate private rear garden featuring a patio area and a well-maintained lawn, providing the perfect space for outdoor dining and relaxation.

Ideally situated within walking distance of Godstone Green, residents can enjoy easy access to a selection of local pubs, shops, and amenities, as well as the village's charming community atmosphere. An excellent opportunity for first-time buyers, downsizers, or investors alike. Early viewing is highly recommended.







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**Tenure: Freehold**

**Local Authority: Tandridge Council**

**Council Tax Band: D**

**EPC Rating: C**

**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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