



73 Slipshatch Road.

Reigate

Guide Price £650,000

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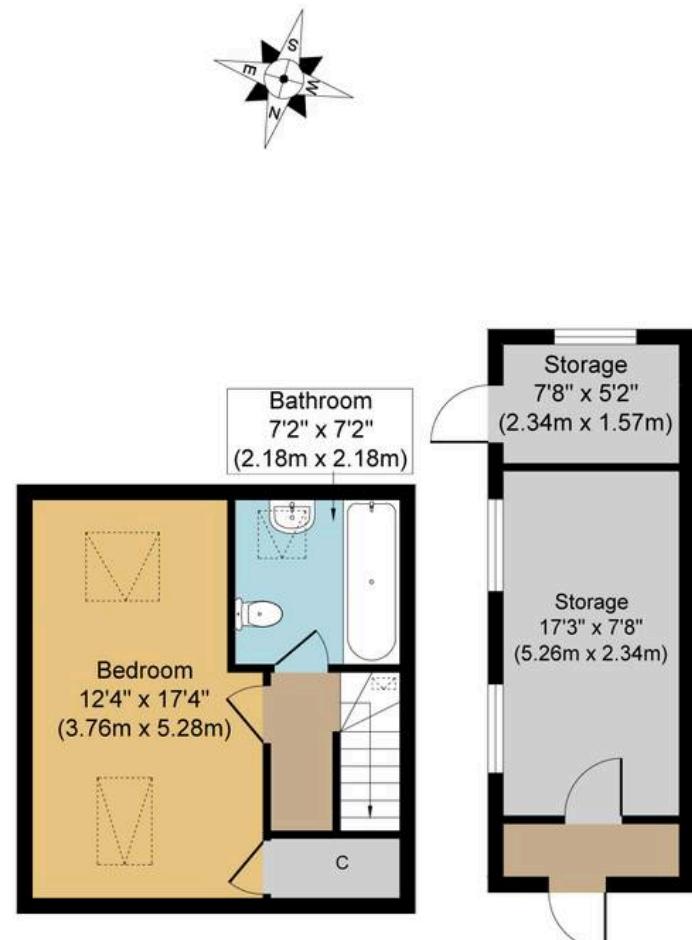
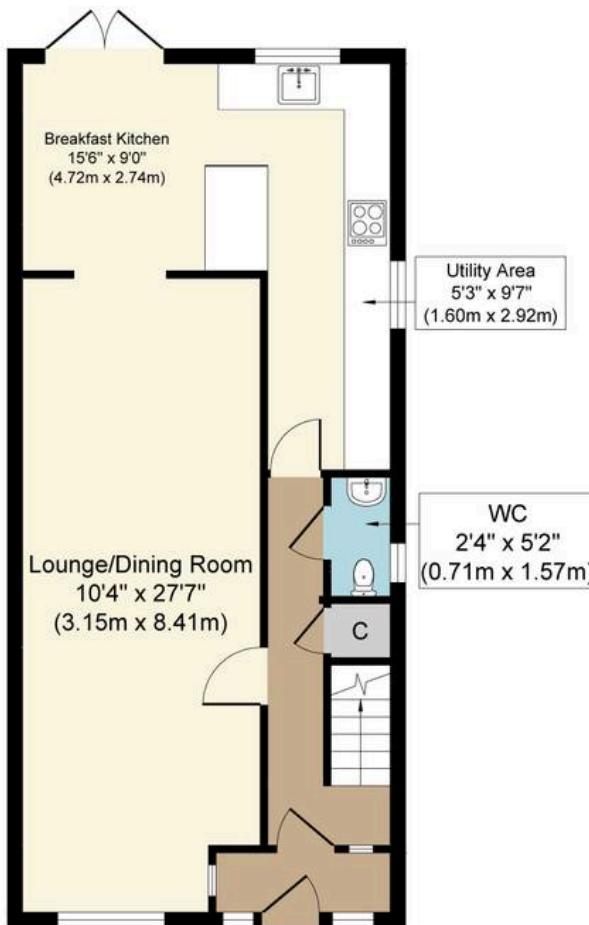
This beautifully extended four-bedroom, two-bathroom semi-detached family home offers generous and versatile living space set within a highly sought-after South Reigate location, renowned for its outstanding schools and convenient proximity to a parade of local shops. The property has been thoughtfully enhanced to the rear and into the loft, providing an impressive layout ideal for modern family life. Upon entering, you are welcomed by a spacious hallway that leads to a bright and inviting living room, perfect for relaxing or entertaining guests. The open-plan kitchen and dining area is a true heart of the home, featuring contemporary fittings and ample space for family meals or gatherings. A useful cloakroom with WC adds further practicality to the ground floor. Upstairs, the first floor presents two generous double bedrooms and a well-proportioned single bedroom, all serviced by a stylish family bathroom. The top floor boasts a superb loft bedroom suite with its own separate bathroom, offering privacy and stunning views across fields and countryside to both the front and rear aspects. This property also benefits from off-road parking for several cars, ensuring convenience for busy households. The detached garage has been cleverly converted into a music room (ideal for hobbies, home working, or additional storage). The local area provides everything a family could wish for, with Reigate's vibrant town centre offering a fantastic selection of restaurants, charming boutiques, and the picturesque Priory Park (perfect for leisurely strolls or family outings). This is a rare opportunity to acquire a spacious and stylish home in one of South Reigate's most desirable roads, combining comfort, practicality, and an enviable setting for family living.

Council Tax band: E

Tenure: Freehold







**Ground Floor**  
**Approximate Floor Area**  
**591 sq. ft**  
**(54.87 sq. m)**

**First Floor**  
**Approximate Floor Area**  
**396 sq. ft**  
**(36.78 sq. m)**

**Second Floor**  
**Approximate Floor Area**  
**277 sq. ft**  
**(25.76 sq. m)**

**Outbuilding**  
**Approximate Floor Area**  
**178 sq. ft**  
**(16.50 sq. m)**



**Slipshatch Road, RH2**  
**Approx. Gross Internal Floor Area 1442 sq. ft / 133.91 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.

