



**RAYNERS**  
TOWN & COUNTRY

**HIGH TREES COTTAGE, 2 RABIES HEATH ROAD  
BLETCHINGLEY, SURREY, RH1 4LX**

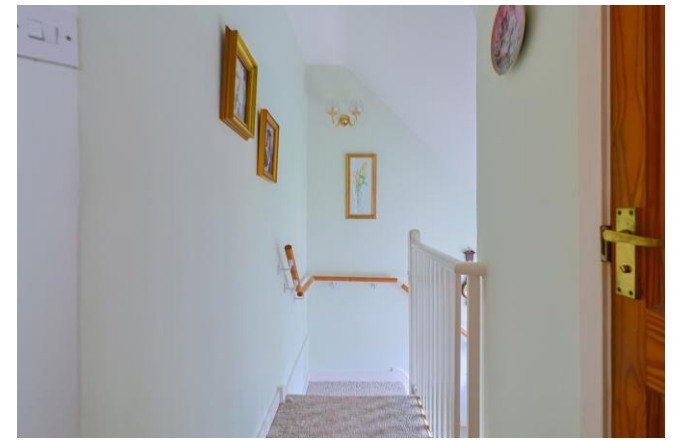
# HIGH TREES COTTAGE, 2 RABIES HEATH ROAD BLETCHINGLEY, SURREY, RH1 4LX

This surprisingly spacious three double bedroom semi-detached cottage offers well-presented accommodation, combining character features with modern convenience. Accommodation comprises an entrance hall, spacious living room with feature fireplace, fitted kitchen, three well-proportioned double bedrooms and a Modern upstairs shower room. Externally, the property benefits from a private garden and off-road parking.

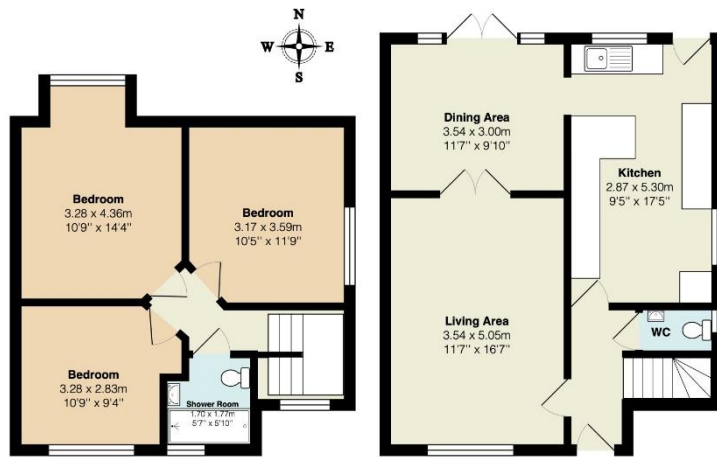
This charming cottage is ideally suited to families or professionals seeking a comfortable home in a desirable location.

Bletchingley Village enjoys a range of local amenities including a village store with post office, a convenience store, public houses and a primary school. Viewing is highly recommended.





2 Rabies Heath Road



Total Area: 94.7 m<sup>2</sup> ... 1020 ft<sup>2</sup>

All measurements are approximate and for display purposes only



Tenure: Freehold

Local Authority: Tandridge District council

Council Tax Band: E

EPC Rating: D

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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