

STONE



*Royal Earlswood Park RH1*

£450,000

*“At Stone, we’re passionate about the unique and awe-inspiring architectural elements that transform houses into dream homes.”*

————— *The Stone Family*



There is a particular hush that settles over Royal Earlswood Park in the early morning. It is the kind of stillness that feels restorative rather than silent — birdsong carrying across the lawns, the gentle rustle of mature trees, and the reassuring sense of space that only 24 acres of beautifully kept private grounds can offer. Life here moves at a more considered pace, yet never at the expense of modern comfort.

Arriving home, one passes through sweeping greenery and manicured borders before entering the impressive main building, whose architectural presence speaks quietly of heritage and permanence.

The living space unfolds with a sense of generosity and ease, a room designed as much for quiet evenings as for convivial gatherings. Natural light streams through large windows, tracing soft shadows across the floors as the day progresses. It is easy to imagine slow Sunday mornings here — coffee in hand, doors open to fresh air, the outside world feeling pleasingly distant.



The kitchen is both practical and refined, a place where everyday life feels just a little elevated. Whether preparing a simple supper or hosting friends for long, relaxed dinners, the space lends itself beautifully to both. The adjoining utility room keeps the practicalities discreetly tucked away, ensuring that the apartment retains its sense of considered order.

Each of the three bedrooms offers its own sense of retreat. Decorated in cool, soothing tones, they are restful, with large windows framing leafy views that change gently with the seasons. The principal suite feels particularly indulgent, complete with an en-suite bathroom that evokes the ambience of a private spa — a place to unwind at the close of the day, away from the rhythm of daily life.

Yet what truly defines life here is the balance between sanctuary and sociability. Residents enjoy exclusive access to exceptional shared amenities: an onsite gym for early-morning workouts, a swimming pool that becomes a welcome refuge in warmer months, and a beautifully quiet library — the sort of space that encourages one to linger over a good book or simply pause.

Practicalities are seamlessly addressed. Two allocated parking spaces ensure effortless arrivals and departures, while generous visitor parking makes entertaining refreshingly simple. Friends and family are welcomed with ease, and every return home feels reassuringly smooth.







Set within a beautifully restored historic development just moments from the open green space of Earlswood Common, residents enjoy a leafy and peaceful setting surrounded by nature; The area is ideal for walkers and nature lovers, with lakes, woodlands, and scenic trails right on the doorstep, including the picturesque Earlswood Common Circular Walk and links to longer routes like the Greensand Way.

Commuters are exceptionally well served here. Earlswood station is within walking distance, offering fast and direct services to London, Gatwick, and the South Coast. Redhill station, just over a mile away, expands travel options further with additional lines. For those travelling by car, the M25 and M23 are within a 10 minute drive, and Gatwick Airport is conveniently close, making this an ideal base for both business and leisure travel.

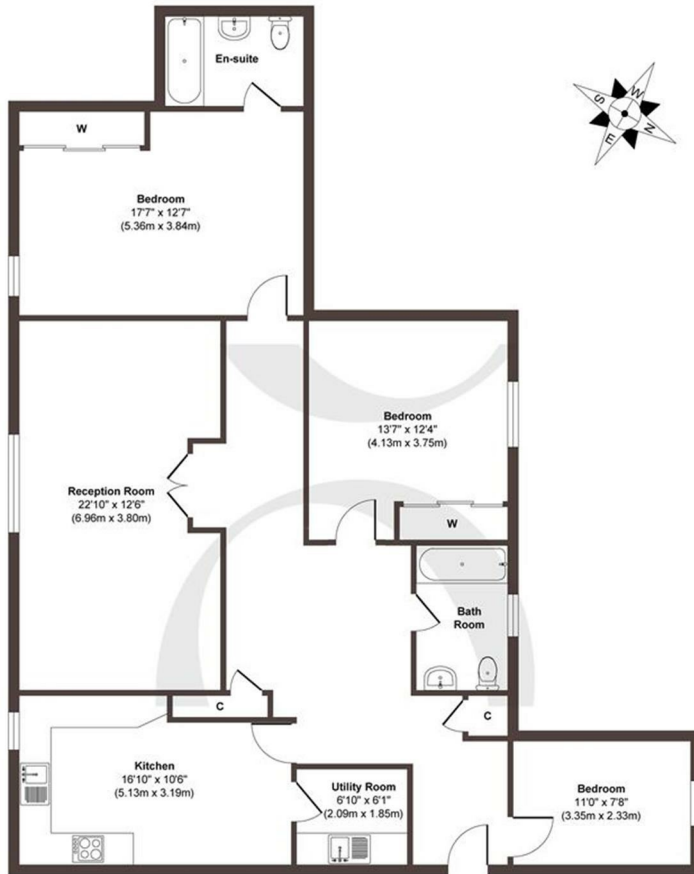
Perfectly positioned between Redhill and Reigate, Royal Earlswood Park is around 2 miles from Reigate's historic high street and just over a mile from Redhill's town centre, combining the charm of village-style living with easy access to shops, restaurants, and schools. Whatever you're seeking, this well-connected, characterful location delivers the best of both worlds.

Originally opened in 1847 and steeped in regal heritage, the building's architecture speaks volumes of its prestigious past, with its foundation stone laid by Prince Albert and royal charter granted by Queen Victoria herself. Today, the beautifully restored structure stands as the centrepiece of Royal Earlswood Park, now a vibrant and luxurious residential enclave.









Floor Plan

**Approx. Gross Internal Floor Area 1383 sq. ft / 128.48 sq. m**

Illustration for identification purposes only, measurements are approximate, not to scale.

Produced by Elements Property

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## The Details

- Guide price: £450,000 to £475,000
- Elevated third-floor position, providing both tranquillity and far-reaching leafy outlooks
- Onsite Gym, Swimming Pool And Library
- Principle Bedroom Benefiting From An En-suite Bathroom
- Two Allocated Parking Spaces And Ample Visitors Parking
- Large windows that frame changing seasonal views
- Secure and well-managed grounds that offer peace of mind
- A living space that effortlessly balances comfort with understated sophistication
- A sense of retreat and rejuvenation at the end of each day

Size  
Approx 1383.00 sqft

Energy Performance Certificate (EPC)  
Rating D

Council Tax Band  
F



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*Let's Talk*

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