



49 GREENWOOD DRIVE, REDHILL, SURREY, RH1 5PH

**£359,950
FREEHOLD**

Lovely two bedroom house in a quiet location, with excellent living space, a secluded garden and garage with parking.

Located in a cul de sac just around the corner from a local shop, East Surrey Hospital and bus routes to Redhill, Reigate and Horley, this well presented terraced house would make a superb first home, and would be ideal for someone working at the hospital.

Through the front door there is a hallway which opens to a modern, fitted kitchen that has a double glazed window overlooking the front garden. Off the kitchen there is a living room with a built in cupboard under the stairs, and then you have a large conservatory, that could have a multitude of uses and offers direct access to the rear garden. Upstairs there is a landing with loft access, a well appointed bathroom, and two double bedrooms.

The rear garden is nicely secluded, with a wooded backdrop. It is mainly laid to lawn, with a decked area and mature borders. At the end of the terrace there is a single garage en-block, that has space to park in front, as well as there being communal parking nearby.

As well as the handy local shop just around the corner there is a superb array of shops within Redhill town centre, which is only a 2 miles away, and can be reached easily by bus. The town centre also has a modern, multi screen cinema complex, a weekly local market in the main square and excellent rail links to central London and Gatwick.

- EXCELLENT STARTER HOME
- LOUNGE
- LARGE CONSERVATORY
- GARAGE AND PARKING
- COUNCIL TAX BAND: C
- QUIET LOCATION
- MODERN KITCHEN
- TWO BEDROOMS
- SECLUDED GARDEN
- EPC RATING: TBC





ROOM DIMENSIONS:

ENTRANCE HALL

LOUNGE
14'5 x 11'10 (4.39m x 3.61m)

KITCHEN
9'11 x 8'6 (3.02m x 2.59m)

CONSERVATORY
15'5 x 10'4 (4.70m x 3.15m)

FIRST FLOOR

LANDING

BEDROOM ONE
11'10 x 8'10 (3.61m x 2.69m)

BEDROOM TWO
11'10 x 8'1 (3.61m x 2.46m)

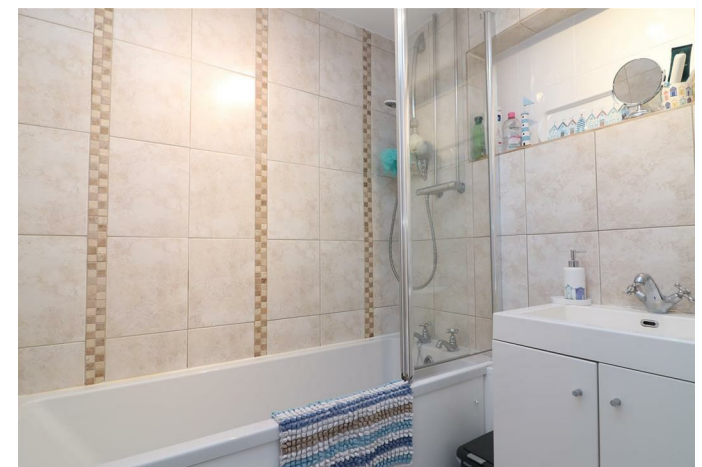
BATHROOM
7'7 x 5'7 (2.31m x 1.70m)

GAS CENTRAL HEATING

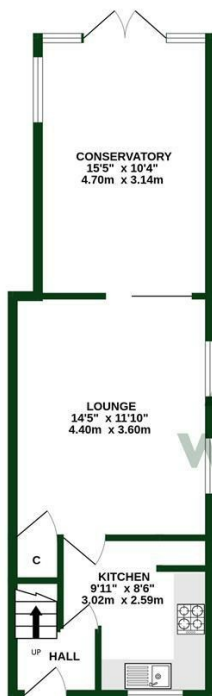
DOUBLE GLAZED WINDOWS

30FT REAR GARDEN

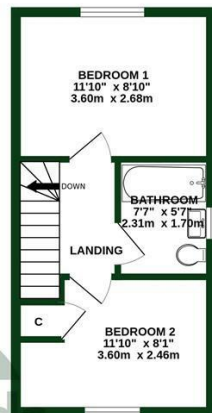
GARAGE EN BLOCK



GROUND FLOOR
440 sq.ft. (40.9 sq.m.) approx.

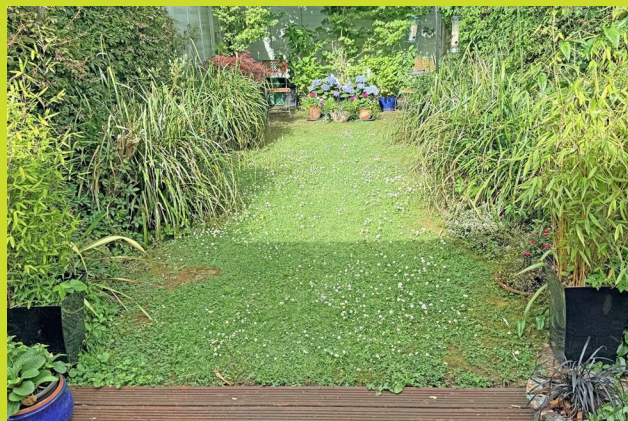


1ST FLOOR
279 sq.ft. (25.9 sq.m.) approx.



TOTAL FLOOR AREA : 719 sq.ft. (66.8 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or misstatement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown here have not been tested and no guarantee as to their operability or efficiency can be given.
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