

HOUND & PORTER

FIND A HOUSE . MAKE IT HOME



Beech Corner, Hazelwood Lane, Chipstead

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- Wonderful "Neptune" luxury fitted kitchen with island
- Beautiful, secluded environment
- Five ample bedrooms, two with ensuite
- Beautifully presented private annexe
- Detached car barn with room above
- Gated private driveway for numerous cars
- Extensively renovated to an incredibly high standard
- Fabulous four piece fitted family bathroom
- Perfectly located for excellent schools



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DESCRIPTION

An incredible example of high-tech modern living coupled with a wonderful feel of a loving family home. “Beech Corner” was extensively renovated to an incredibly high standard by our current owner who personally oversaw the project. An impressive, gated entrance shields a long private drive to this beautiful home accompanied by a large car barn with a very useful converted room above. Through an oak framed porch enter the expansive reception hall with Italian tiled flooring and beautiful solid oak doors to all rooms. The kitchen is the true hub of this home with an exceptional range of “Neptune” designer cabinetry, ample worksurface, heated Italian flooring and a delightful “Everhot” cooker, (which would be included subject to price). A fabulous monolith island occupies a central position with beautiful pendant lighting and the views over the garden and to the courtyard are stunning. It is understood that the original architect designed part of this home to resemble the bow of a ship, so the living room has some interesting features as well as a stove fireplace, reading space and French doors to the garden.

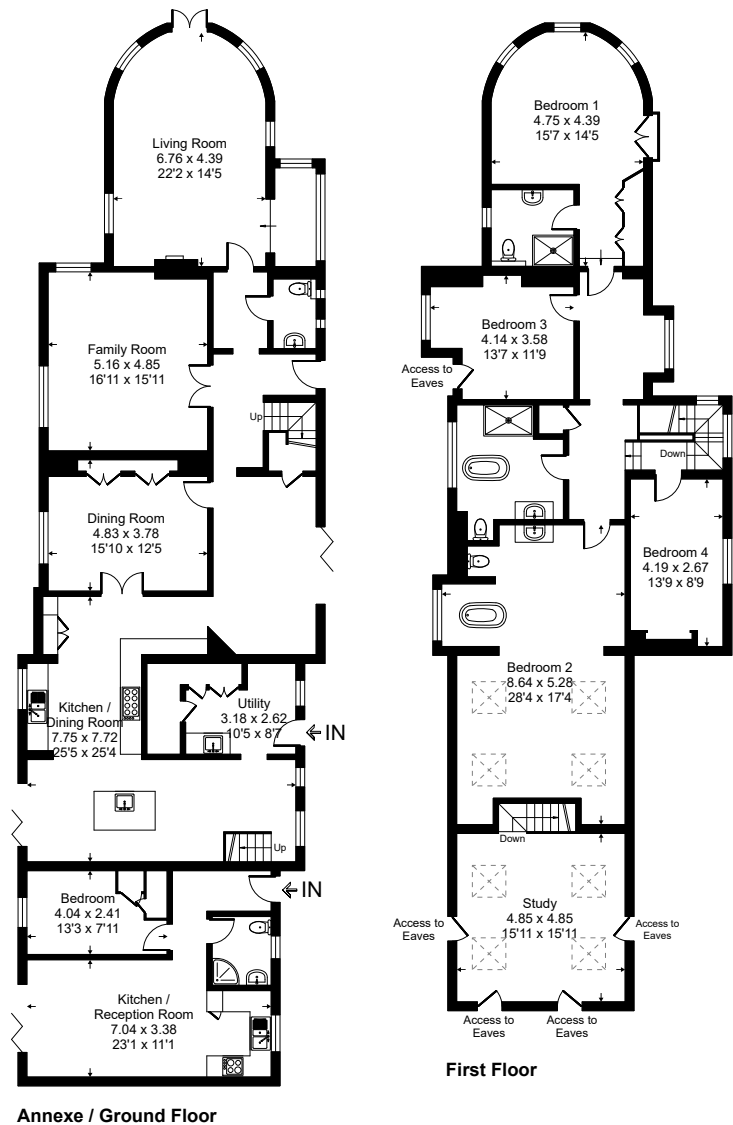
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HazelWood Lane, CR5

Approximate Gross Internal Area = 319 sq m / 3438 sq ft
Approximate Annexe Internal Area = 42 sq m / 450 sq ft
Approximate Total Internal Area = 361 sq m / 3888 sq ft

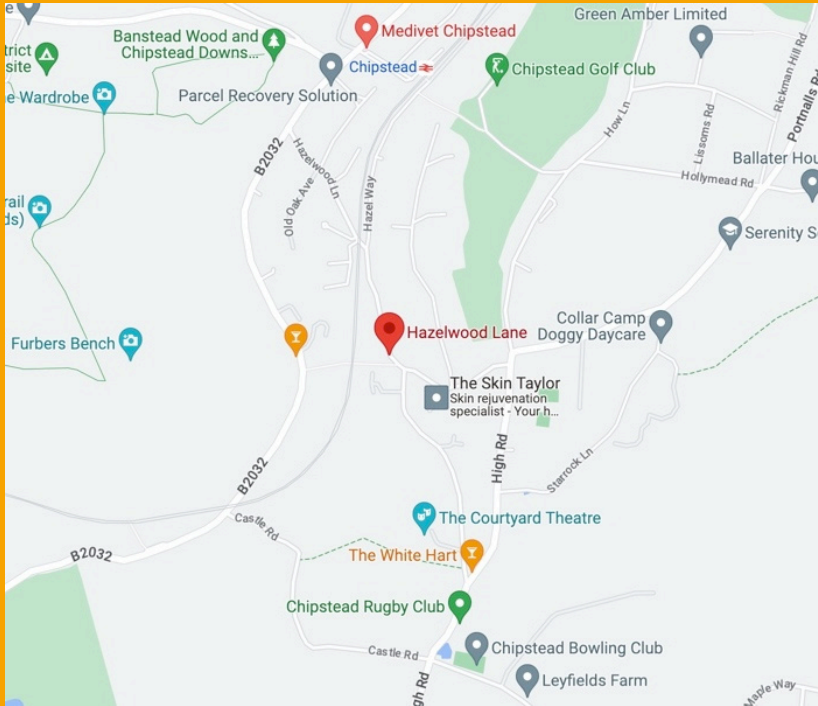


There is an expansive family room, and the dining room flows effortlessly into the kitchen. A utility room, with its own access to the grounds, is the perfect place for those muddy boots, and a delightful sunny breakfast area has views over the front garden. An excellent multi-purpose room, currently used as an office, is accessed via a glass staircase from the kitchen but could also be used as a further bedroom. Off an ample first floor landing are four large double bedrooms, the master with Velux windows flooding the room with light, a grand free standing bath with views over the garden, and ensuite facilities. Bedroom two offers breath-taking panoramic views and also boasts a well-appointed ensuite.

This incredible home also has a completely private annexe with a kitchen, double bedroom, a really good size living room, a fitted bathroom suite, and a private courtyard garden. "Beech Corner" occupies a central, elevated position within landscaped grounds of approximately one acre with stunning far reaching views. A fully renovated car barn offers further flexible space and a self contained gym. A superbly designed, wrap round patio entertaining space is perfect to enjoy those summer evenings. "Beech Corner" is truly one of a kind with "Evolution" windows, "Villeroy and Boch" and "Burlington" ceramic ware with "Crosswater" taps. The renovation included a new clay roof, complete rewire with new fuse board, new plumbing and a host of other energy saving features.

This floor plan is for representation purposes only as defined by the RICS code of Measuring Practice (and IPMS where requested) and should be used as such by any prospective purchaser. Whilst every attempt has been made to ensure the accuracy contained here, the measurement of doors, windows and rooms is approximate and no responsibility is taken for any error, omission or mis-statement. Specifically no guarantee is given on the total area of the property if quoted on the plan. Any figure provided is for guidance only and should not be used for valuation purposes.

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LOCATION

Chipstead is surrounded by open countryside providing good riding and walks including Chipstead Meadows, Starrock Green, and Vincents Green. The village is a vibrant location with active sports clubs including rugby, golf, tennis, cricket and football. The Barn Theatre is in Chipstead village and local popular pubs include The White Hart and The Ramblers Rest. The market town of Reigate is just down the road, with an abundance of boutique shops, cafés and restaurants, as well as a cinema and Priory park with its central café and children's play area. A direct railway link from Reigate to London in just over 40 minutes is a huge draw for the commuter as is the M25 located at the top of Reigate Hill.

TRANSPORT

Within easy reach of the, A23, M23, M25 and Gatwick Airport with a bus service providing access to Redhill, Reigate and north of the M25

DISTANCE TO STATION FROM PROPERTY BY ROAD

- 0.6 miles to Chipstead Station



DID YOU LIKE WHAT YOU'VE JUST SEEN?

Get in touch. We are more than happy to arrange a viewing, assist you with the complicated paperwork and find you the best local businesses to help during and after your move. We look forward to hearing from you.

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GET IN TOUCH WITH US TO DISCUSS THE NEXT STEPS

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