



HOOLEY LANE, EARLSWOOD, REDHILL RH1

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FIND A HOUSE. MAKE IT HOME

HOOLEY LANE, EARLSWOOD, REDHILL RH1

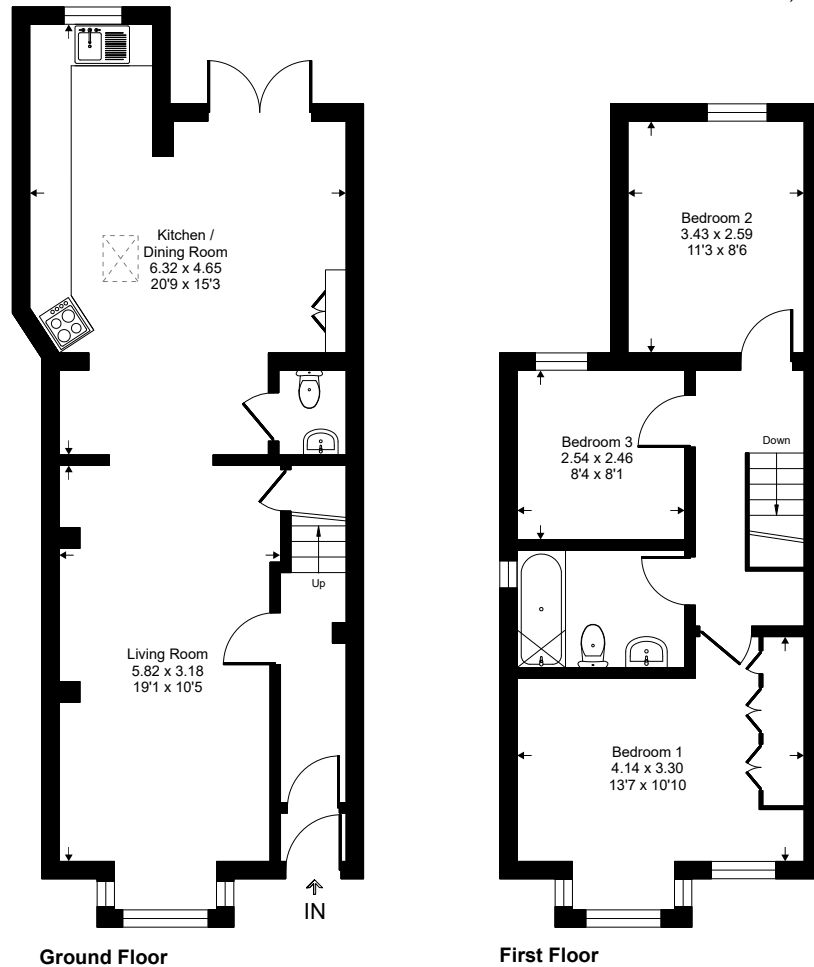


- Detached 1900's home
- Recently stylishly refurbished
- Light, and bright, kitchen/diner
- Close to local amenities
- Country side walks on your doorstep
- Close to Earlswood and Redhill stations

# HOOLEY LANE, EARLSWOOD, REDHILL RH1

## Hooley Lane, RH1

Approximate Gross Internal Area = 92 sq m / 988 sq ft



Step into this charming early 1900's detached home, lovingly restored to offer the perfect blend of classic elegance and contemporary living. In 2017, the house was thoughtfully extended to provide more space and enhance its functionality. Natural light floods the entire home, creating a bright and welcoming atmosphere from the minute you walk through your new front door. As you enter the main living space you will immediately spot the beautiful new log burner that commands the room. Picture yourself enjoying cozy evenings by the fire. Shutters on windows add privacy and a touch of sophistication.

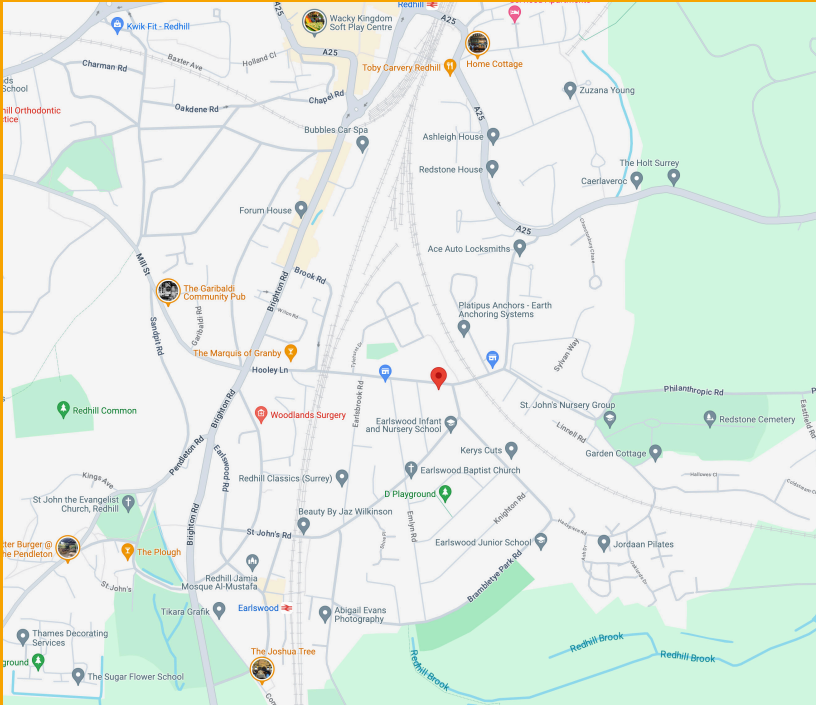
The room opens through to your perfect for hosting kitchen, offering plenty of space being so well-designed. Skylights flood the kitchen with natural light, making it a bright and cheerful space. Doors go out to your sunny easy to maintain garden, with decking and opportunity to put your own stamp on. Come on up, the welcoming landing leads to the master bedroom, generously sized with built-in wardrobes. Two further bedrooms and family bathroom complete upstairs.

Don't miss the opportunity to own this beautifully updated for modern living home. Schedule your viewing today and step into the home of your dreams.

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

This lovely home is set within the village of Earlswood, just outside Redhill, with its excellent train links to London. Tiddly Winks Nursery is just down the road, and Holborns convenience store is close by on Hooley Lane. If you love walking, then Earlswood Lakes is a short walk away and there are plenty of outdoor facilities locally. Earlswood Infant School is just around the corner. A short drive away is the market town of Reigate with an array of boutique shops, cafés and restaurants, as well as a cinema and Priory Park with its central children's play area and café.

### ADDITIONAL INFORMATION

Council tax band D, £2339.35. Within easy reach of the A25, M23, M25 and Gatwick Airport

A bus service providing access to Redhill, Reigate and north of the M25

DISTANCE TO STATIONS FROM PROPERTY BY ROAD

• 0.2 miles to Earlswood Station • 1.1 miles to Redhill 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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