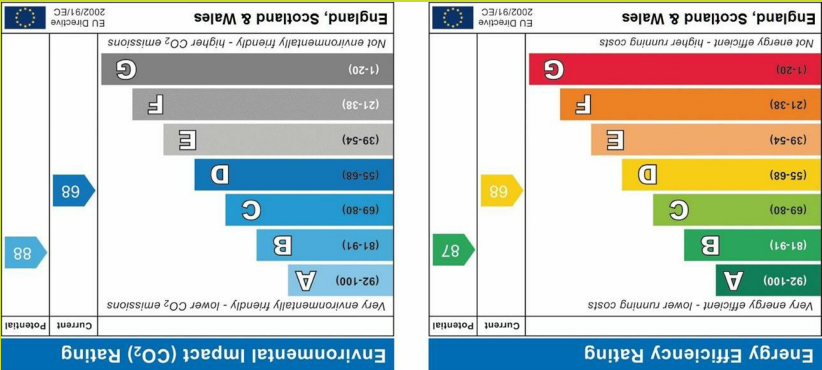


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To view this property please call 01737 771777

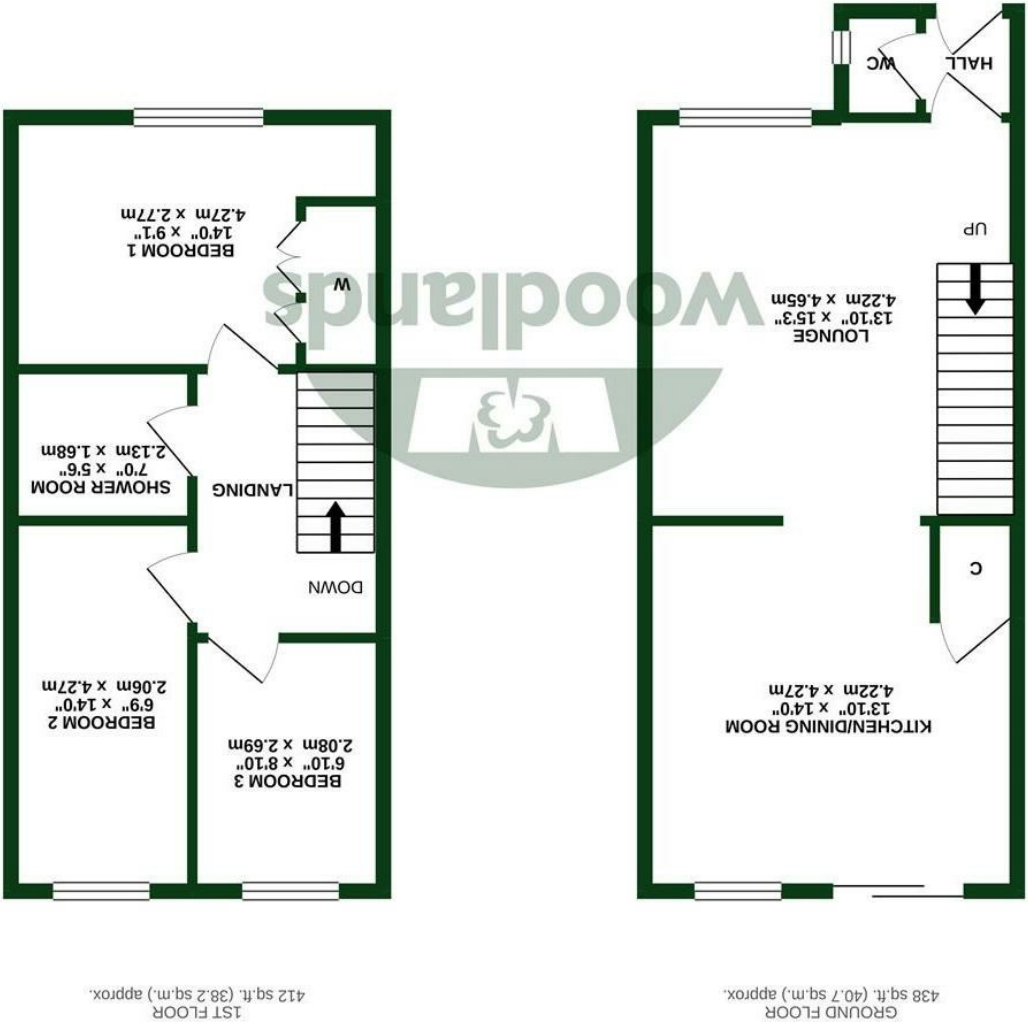


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**20 Sparrowsmead, Redhill, Surrey, RH1 2EJ**  
**Offers In Excess Of £375,000**

**\*\*\*PROPERTY VISITS AVAILABLE\*\*\***

IMMACULATE THREE BEDROOM HOUSE IN A QUIET CUL DE SAC ONLY A SHORT WALK FROM REDHILL TOWN AND STATION WITH A GARAGE AND PRIVATE GARDEN

Tucked away near the end of a cul de sac you'll find this lovely terraced home that has been the subject of extensive refurbishment to offer a stylish house where you can just move in and relax.

Through the front door there is an entrance hall with a downstairs toilet, beyond the hallway is a bright partly living room that flows into the open plan kitchen/dining space which in turn has sliding doors to the rear garden. On the first floor there is a landing with loft access, three bedrooms and a well appointed shower room.

Outside there is an open plan lawn garden to the front, at the rear you have an easy to maintain 40ft garden the has a patio area as well as a lawn garden, fence boundaries and a rear access gate. In addition there is a garage enblock within the cul de sac.

Redhill town centre is a mere half a mile away meaning you have the perfect balance between peaceful surroundings and the convenience on offer from he bustling commuter town. Redhill train station has mainline rail links to London as well as access to Gatwick, Reading and Guildford.

DIRECTIONS : From Redhill follow the A23 London Road and at the traffic lights turn right onto Frenches Road and proceed over the roundabout. After 100 yards turn left into Kingfisher Drive and Sparrowsmead is the second right, the house is near the end of the cul de sac on the right hand side.

- |                         |                             |
|-------------------------|-----------------------------|
| ■ CUL DE SAC            | ■ IMMACULATE CONDITION      |
| ■ LOUNGE                | ■ OPEN KITCHEN/DINING SPACE |
| ■ DOWNSTAIRS WC         | ■ THREE BEDROOMS            |
| ■ FIRST FLOOR BATHROOM  | ■ GARAGE EN BLOCK           |
| ■ CLOSE TO REDHILL TOWN | ■ HALF A MILE TO STATION    |



**ROOM DIMENSIONS:**

**ENTRANCE HALL**

4'0 x 3'0 (1.22m x 0.91m)

**CLOAKROOM**

4'0 x 3'0 (1.22m x 0.91m)

**LOUNGE**

15'3 x 13'10 (4.65m x 4.22m)

**KITCHEN/DINING ROOM**

14'0 x 13'10 (4.27m x 4.22m)

**BEDROOM ONE**

14'0 x 9'1 (4.27m x 2.77m)

**BEDROOM TWO**

14'0 x 6'9 (4.27m x 2.06m)

**BEDROOM THREE**

8'10 x 6'10 (2.69m x 2.08m)

**SHOWER ROOM**

7'0 x 5'6 (2.13m x 1.68m)

**GAS CENTRAL HEATING**

**DOUBLE GLAZED WINDOWS**

**40FT REAR GARDEN**

**EN BLOCK GARAGE**

**COMMUNAL PARKING**

**COUNCIL TAX BAND: D**

