



18 Abbots Rise, Redhill, Surrey, RH1 1LL

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**J A M E S D E A N**  
E S T A T E A G E N T S

This delightful CHAINFREE modern mid-terraced family home is within easy walking distance of Redhill town centre and station, and benefits from being located on a private road with a shared, gated green to the front, and two allocated parking spaces.

Walking through the front door, the entrance hall opens into a spacious lounge with stairs to the first floor and large understairs storage cupboards, and a lovely kitchen diner which is finished with new, modern white gloss wall and base units and offers ample space for dining as well as having a breakfast bar.



There are three bedrooms on the first floor, two of which are doubles. The main bedroom benefits from fitted wardrobes, as well as lots of storage. The bathroom has been upgraded with a modern suite, vanity units, and downlighting.

To the rear, and accessed by patio doors from the kitchen is a lovely garden with a paved seating area and a small shed.

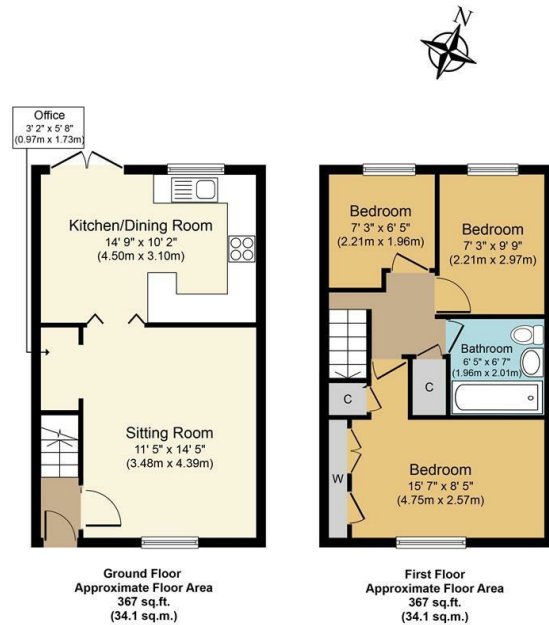
The location of the property is definitely one of the highlights. It's located on a private road with access to a shared, gated green, and comes with two allocated parking spaces. It's also within very easy walking distance of Redhill's impressive train station and town centre.

Redhill Town is located in Surrey midway between London and Brighton, and within reach of Gatwick Airport. Well known and extremely popular with local commuters because of its main-line train station with trains to locations all over the country.

**Guide Price £395,000**



# Floor plan

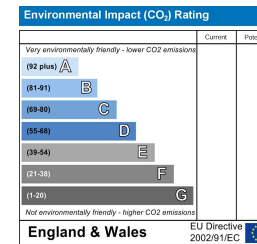
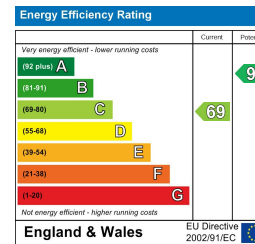


Abbots Rise, RH1

Approx. Gross Internal Floor Area 735 sq.ft. (68.3 sq.m.)

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of floors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. The measurements should not be relied upon for valuation, transaction and/or lending purposes. This plan is for illustrative purposes only and should be used as such by any prospective purchaser or tenant. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

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TENURE: Freehold  
Council Tax Band: E

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