

Kennedys'

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Hunters Lodge,
Plot 2,
Warren Drive,
Kingswood,

Are you tired of searching for
the perfect home, only to find
that it doesn't quite meet your
expectations?

Have you ever considered
having your own home built
with a modern specification for
now and the future?

Well, if that's the case, we have
some exciting news for you....

OIEO

£1,500,00



There are increasingly fewer genuinely good plots of land available in the ever popular Kingswood Warren Estate, and fewer still that are on the right road, let alone being on the right side of the right road! So when we say we have what we believe is one of the very best opportunities available, on what many be considered to be the best road in Kingswood, on a flat south/west facing plot of approximately half an acre and with planning for a detached executive home of just under 6000 sq ft, we say it with good reason. We believe the existing plans offer an excellent family home, alongside which the owners of the existing property will be building their own new home. Full details and drawings can be found on the Reigate and Banstead Planning portal;

<https://planning.reigate-banstead.gov.uk/onlineapplications/applicationDetails.do?keyVal=TAJIZ3MVH2000&activeTab=summary>



0cm 2m 4m 6m 8m 10m
 scale verification bar scale:1:100
 This drawing prints at A1.



FRONT ELEVATION



SIDE ELEVATION



REAR ELEVATION



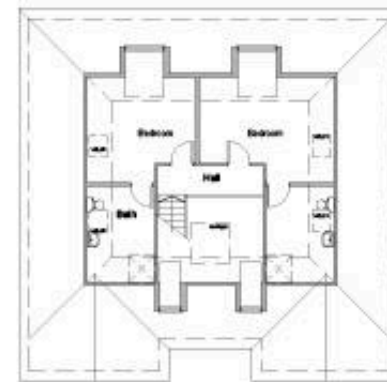
SIDE ELEVATION



GROUND FLOOR



FIRST FLOOR



SECOND FLOOR

Hillman Chartered Architects

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 mail@hillmandesign.co.uk

PROJECT
**HUNTERS LODGE,
 WARREN DRIVE,
 SURREY KT25 8PT**
 DRAWING
**PLANT 2
 FLOOR PLANS & ELEVATIONS**
 SCALE
1:75
 DATE
NOV 25
 DRAWN BY
HUNT/P/120
 CHECKED BY
A



Kingswood village offers a charming mix of amenities including a convenience store/post office, wine merchant, travel agent, restaurant, hair salon, beauticians, and the ever popular Kingswood Arms public house. Kingswood Station provides a reliable commuter service into central London in approximately 45 minutes.

Families will appreciate the range of excellent local schooling, including Chinthurst, Aberdour, and Kingswood Primary, with Reigate Grammar, Micklefield, and Dunnottar a short distance away in Reigate.

Recreationally, the area boasts several premier golf clubs including Kingswood Golf & Country Club, Walton Heath Golf Club and the RAC, as well as nearby horse-riding schools and stables in Kingswood, Chipstead, Tadworth, and Walton-on-the-Hill as well as numerous trails and routes over heath land for the avid walkers.

For a wider range of shopping and dining, the towns of Banstead and Reigate are both within four miles, offering an appealing blend of independent boutiques, high-street names, and supermarkets. The M25 (Junction 8 or 9) offers convenient access to the wider motorway network, as well as both Gatwick and Heathrow airports.

For further information and initial discussions, please contact Peter Kennedy on 01737 817718 or email peter@kennedys-ipa.co.uk



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