



**Roebuck Close, Reigate**  
£300,000





“

Stylish, ground floor, one bedroom apartment, finished to a high standard throughout, with own entrance and private parking in the heart of Reigate.

”



Beautifully designed by Life Less Ordinary, a boutique developer, well known for their exceptional quality of finish. By combining meticulous planning, creative design, and high-quality materials, they deliver homes that cater to modern lifestyles.

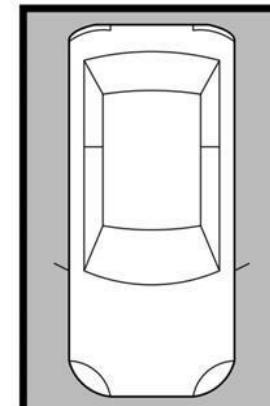
Accessed via its own private door, you step straight into the inviting, open plan living space. The space is bright and airy with a neutral, modern colour palette, high quality Amtico flooring and a German Hacker kitchen. The kitchen area is fully integrated with Bosch appliances including oven, induction hob and dishwasher. There is a separate utility cupboard which houses the washing machine and keeps it out of the living space.

The bathroom has been stylishly designed with Terrazzo tiling and black matt finish Crosswater taps and shower fittings. There are vanity basins and black framed mirrors which complement the overall finish.

The apartment has its own personal outdoor space and this property comes with private parking, which is a real luxury in such a central location!

## Need to know

- Ground floor apartment with own direct access and private outside space
- Stylish bathroom with Crosswater fittings and Terrazzo tiling
- Beautiful German Hacker kitchen with stone worktops and built in Bosch appliances
- Large double bedroom with built in wardrobes
- Amtico flooring to living spaces and carpet to bedrooms
- Private parking included with EV chargers available
- Leasehold: 999 years, Service Charge: £1018 per annum, Ground Rent: £0



**Parking Available**



**Ground Floor**

Total Area: 52.1 m<sup>2</sup> ... 560 ft<sup>2</sup>

## Interested?

[reigate@ralphjames.co.uk](mailto:reigate@ralphjames.co.uk)  
01737 333677

1

[ralphjames.co.uk](http://ralphjames.co.uk)