



# Albert Road North, Reigate

Guide Price £775,000 - £800,000





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A charming period home in one of Reigate's most popular residential areas. Conveniently located within walking distance of the train station, local shops and schools as well as the town centre, it really does tick every box!

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This home places you right at the heart of what makes Reigate so special. Boutique shops, artisan cafés, and award-winning restaurants are all on your doorstep, while Priory Park is just a short stroll away. For commuters, Reigate station is less than half a mile away and connects you swiftly to London.

The property is bright and spacious, with light pouring in from the Southerly rear aspect. The lounge is welcoming with cosy decor and the log burner adds both character and comfort. There is a gorgeous window seat in the bay window which is both practical as well as aesthetically pleasing.

To the rear of the property is a stunning open plan kitchen living space. The design has been carefully considered and the space flows well together, with plenty of natural light. It is a sociable space designed for modern family living and entertaining. The bi folding doors open onto the garden which is a real sun trap and perfect on a Summers day.

Upstairs there are three well proportioned bedrooms. Both double rooms have ample storage space and the single room is ideal for a home office or child's bedroom. There is a modern shower room upstairs as well as a bathroom on the ground floor.

The current owners have recently added a modern, high spec, garden room which offers a flexible space as a home office, gym or studio. The low maintenance, southerly facing garden is a quiet haven and gets the sun all afternoon. There is also a driveway to the front with an electric charging point.

# Need to know

- Guide Price £775,000 - £800,000
- Gorgeous, three bedroom semi detached character home
- Located in the heart of Reigate, approximately half a mile to Reigate train station and town centre
- Beautifully extended kitchen living space with bi fold doors onto the garden
- Separate, cosy living room with log burner
- Re fitted upstairs shower room and downstairs bathroom
- Two double bedrooms and a good size single room
- Off road parking with an EV charging point
- Decorated in calming, neutral tones, ready to move in to
- Close to Micklefield School, Holmesdale Infants and Reigate Priory School

## Interested?

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Albert Road North, Reigate  
Total Area: 101.6 m<sup>2</sup> ... 1093 ft<sup>2</sup> Including Garden Office  
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