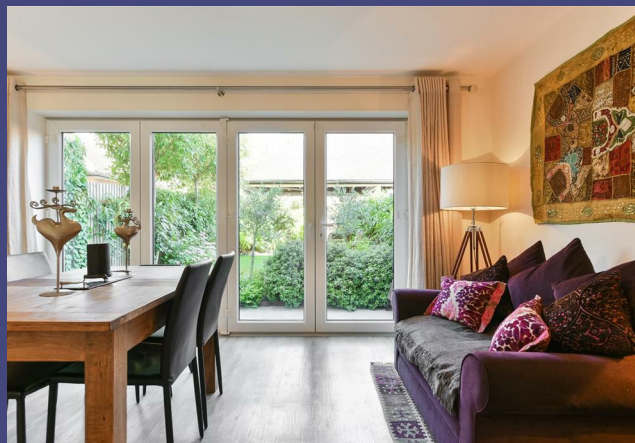


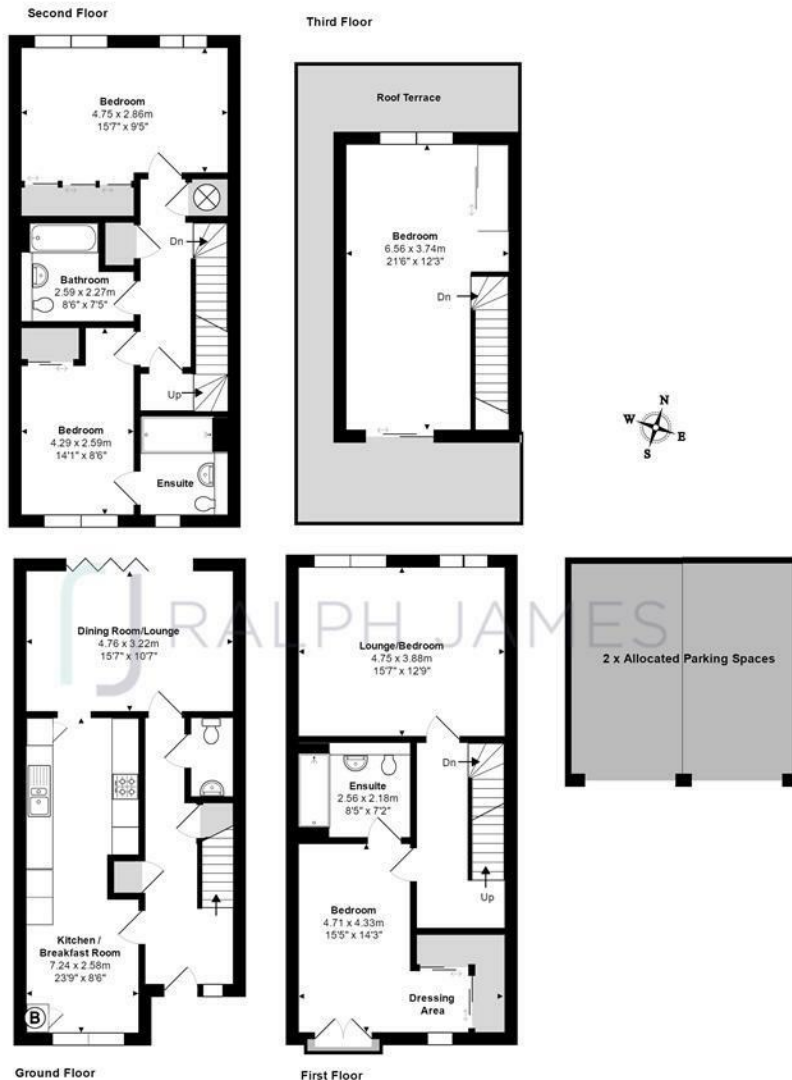
Canalside Watercolour Redhill

£575,000



RALPH JAMES

FLOOR PLANS



Canalside, Redhill

Total Area: 178.6 m² ... 1922 ft² (excluding roof terrace, 2 x allocated parking spaces)

Floor Plan measurements are approximate and are for illustrative purposes only. While we do not doubt the floor plans accuracy, we make no guarantee, warranty or representation as to the accuracy and completeness of the floor plan. www.stillmoving.london © 2018

RJ RALPH JAMES



IN A NUTSHELL



Pretty landscaped garden & wrap around sun terrace



Four/ five double bedrooms



Two spacious reception rooms



Three modern bathrooms & w.c



Modern, fully integrated kitchen/ dining room



Two allocated parking space



WHAT'S GREAT?

When you enter the Watercolour development, you would never believe you are still in Redhill, as you pass the beautiful lake with scenic views.

Canalside has to be one of the most DESIRED locations to live in Watercolour and this particular home will win over your heart in seconds!

As you step inside you are instantly impressed with the WIDE hallway which has plenty of STORAGE and a W/C. Leading you through to the MODERN open plan kitchen/diner this room is FULLY INTEGRATED with fitted appliances and a sociable reception room to the rear with bi-folding doors leading out to the landscaped garden. It's the ideal space to entertain friends and family, or keeping an eye on the children when you are preparing dinner.

Upstairs to the first floor, the master bedroom is a fantastic size with a large walk-in shower en-suite and a fabulous walk-in wardrobe. The lounge is another spacious room overlooking the rear garden. This is the ideal place to relax in the evening and catch up on your favourite movies, or read a good book!

On to the second floor there are two further double bedrooms, one with a walk-in shower en-suite, both have fitted wardrobes and there is a modern family bathroom.

Finally, up to the third floor be ready to be stunned by this room, ideal for anything you want it to be from a bedroom, cinema room, office or a snug! With double doors opening from each end leading onto the wrap around roof top terrace with views stretching over the whole of the Watercolour development! Truly spectacular! Round to the side of the property is a car port and two allocated parking spaces.

Overlooking the canal, it feels like you are on holiday in the summer months. With all of your essential needs on your doorstep including Tesco Express plus some of Surrey's finest schools and being within walking distance to Merstham and Redhill train stations, it really is the perfect family home.



Ashley likes it
because....

"From the lay out, to the décor, this really is the perfect home for families or professionals. It's spacious rooms and sociable feel makes it welcoming and cosy, with entertainment in mind.

The location is great with schools, shops and travel all on your doorstep. I personally love the roof top terrace which overlooks the whole of Watercolour and would be the best place to get an amazing sun tan!"

SELLER'S SECRET

"Everything's here- a great London commute in 30mins on the train, amazing countryside on our doorstep, top local amenities including a doctors' surgery around the corner, and a fab, modern house that has an abundance of space, all in such a lovely setting!"

CLOSE TO HOME

Redhill train station 1.2m

Merstham train station 1.3m

The Hawthorns School 2.8m

Lime Tree School 0.7m

Gatwick Airport 7.3m

Reigate High Street 2.7m

The Inn on the Pond 1.0m

Mercers Lake 0.6m

The Royal Alexandra & Albert School 1.9m

To buy or not to buy...

RALPH JAMES



39 High Street | Redhill | RH1 1RX | 01737 765555
admin@ralphjames.co.uk | www.ralphjames.co.uk

