



The Street, Charlwood, RH6 0BY

Guide Price £450,000 - £475,000



**MANSELL
McTAGGART**
— Trusted since 1947 —



The Street, Charlwood, RH6 OBY

Introducing this exceptional 3 bedroom semi-detached house, situated in the heart of the desirable village of Charlwood. This delightful home, thoughtfully designed and beautifully finished to an impeccable standard, presents an enviable blend of style and comfort.

Step inside and be greeted by the spacious open plan living and dining room, an exquisite space perfect for modern living. The stunning bifold doors seamlessly connect the interior to the outdoors, flooding the room with natural light while offering a captivating view of the beautiful garden.

Three generously sized double bedrooms await upstairs, providing ample space for relaxation and rejuvenation. The indulgent master bedroom boasts an ensuite shower room, ensuring a touch of luxury for the discerning homeowner.

The rear garden, a true haven for tranquillity and open-air enjoyment, features a well-maintained lawn and a charming patio area, creating an ideal backdrop for alfresco dining and entertaining. Side access adds practicality and convenience to this splendid oasis.

Additional highlights of this premier property include private parking for two cars, complete with electrical charging point, enabling effortless electric vehicle ownership. The inclusion of photovoltaic tiles and an energy-efficient air source heating system highlight the eco-friendly design, ensuring not only luxurious living but also a reduced environmental impact.



The Street, Charlwood, RH6 OBY

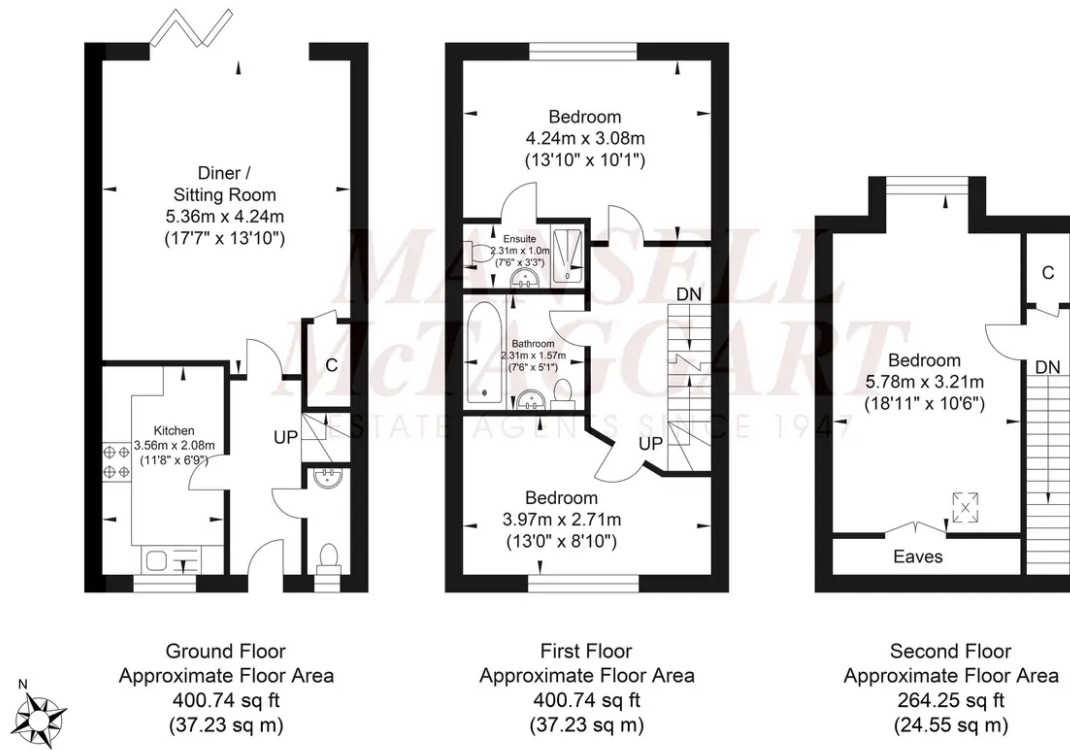
Experience the epitome of comfort and style with underfloor heating throughout the ground floor, providing a constant source of warmth and indulgence. Don't miss out on the opportunity to make this outstanding property your own. Contact us now to arrange a viewing.

Tenure: Freehold

- Spacious 3 bedroom semi detached home
- Located in the heart of Charlwood with a short walk to local shops
- New home that has been beautifully finished to a high standard
- Open plan kitchen and living room with bifold doors leading out to the garden
- 3 double bedrooms with a ensuite shower room to the master
- Good size rear garden that is laid to lawn and a patio area with side access
- Private parking for 2 cars and electrical charging point
- Photovoltaic tiles complimenting the slate roof
- Energy efficient air source heating systems
- Underfloor heating throughout the ground floor



The Street, The Limes



Approximate Gross Internal Area = 99.01 sq m / 1065.73 sq ft
Illustration for identification purposes only, measurements are approximate, not to scale.

Mansell McTaggart Horley

Mansell Mc Taggart, 3 Central Parade Massetts Road - RH6 7PP

01293 228228

horley@mansellmctaggart.co.uk

www.mansellmctaggart.co.uk/branch/horley

Consumer Protection from Unfair Trading Regulations 2008 We have not tested any apparatus, equipment, fixtures, fittings or services and so cannot verify that they are in working order or fit for purpose. You are advised to obtain verification from your solicitor or surveyor. References to the tenure of a property are based on information supplied by the seller. We have not had sight of the title documents and a buyer is advised to obtain verification from their solicitor. Items shown in photographs are not included unless specifically mentioned within the sales particulars, but may be available by separate negotiation.