



Redvers Court Redvers Road, Warlingham - CR6 9JW

Guide Price £267,000





Flat 9

Redvers Court Redvers Road,
Warlingham

Conveniently located on the edge of School Common and a short walk from Warlingham Village Green. The property features a through lounge/dining room, kitchen/breakfast room, two double bedrooms with built-in wardrobes, and a refitted bathroom. Residents parking and well-maintained grounds.

Council Tax band: E

Tenure: Leasehold

EPC Energy Efficiency Rating: C

- Split level maisonette
- No Chain
- Retirement
- Walking distance to Warlingham Village Green
- Private Entrance Door



Situated in a very convenient location on the edge of School Common and within a short walk of Warlingham Village Green.

The accommodation briefly comprises its own front door leading to the entrance hall with understairs storage and a downstairs cloakroom with low level w.c. and wash basin.

There is a good size through lounge/dining room with electric fireplace, double glazed window with secondary glazing.

The kitchen/breakfast room has been fitted in a range of base and eye level units with space for a table and chairs, appliances include washing machine, fridge freezer, oven with gas hob, cupboard housing gas fired boiler.

There is a turning staircase with a fitted stair lift leading to the first floor landing with a large built in storage/airing cupboard.

The master bedroom has a lovely feature window with views over the fields to the front. In built double wardrobe.

The second bedroom also a double has a built in wardrobe.

The bathroom has been refitted and comprises a bath, separate shower cubical, w/c and wash basin, heated towel rail and tiled walls.

Outside

Residents parking and well presented grounds.

89 years remaining on lease

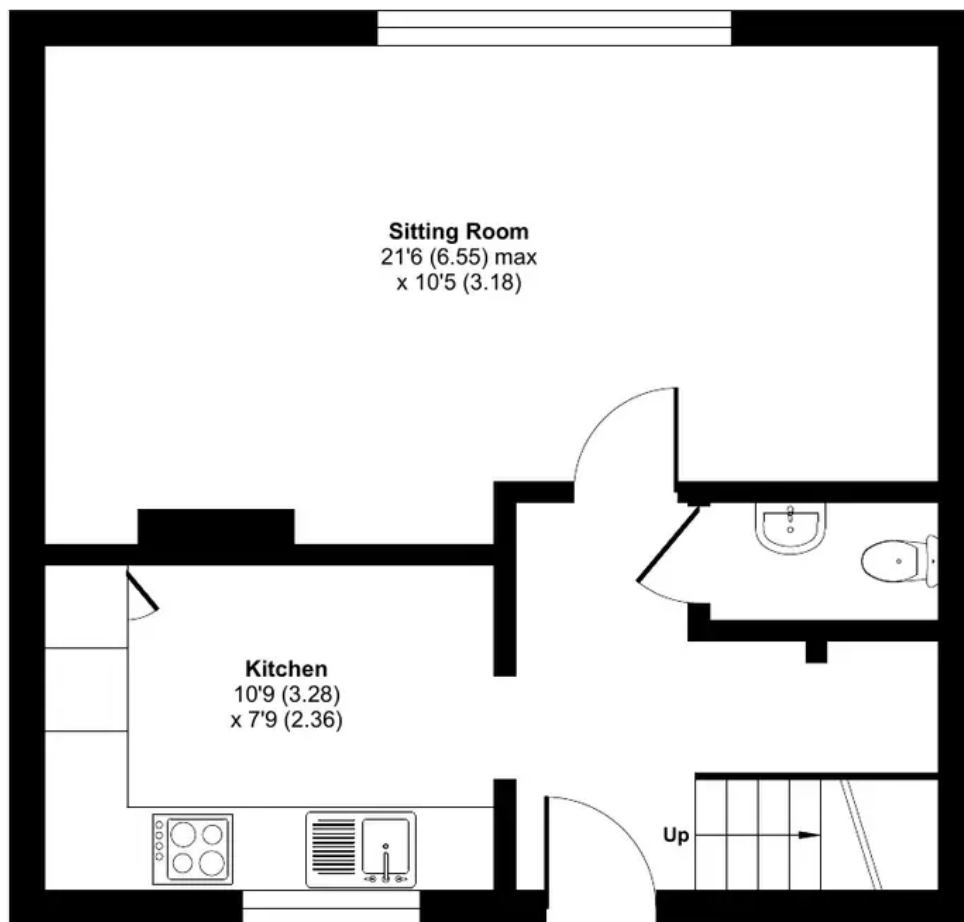
COUNCIL TAX BAND E As part of the service we offer, we may recommend ancillary services to you which we believe will help your property transaction. We wish to make you aware that should you decide to proceed we will receive a referral fee. This could be a fee, commission, payment or other reward. We will not refer your details unless you have provided consent for us to do so. You are not under any obligation to provide us with your consent or to use any of these services, but where you do, you should be aware of the following referral fee information. You are also free to choose an alternative provider. Taylor Rose MW - £200



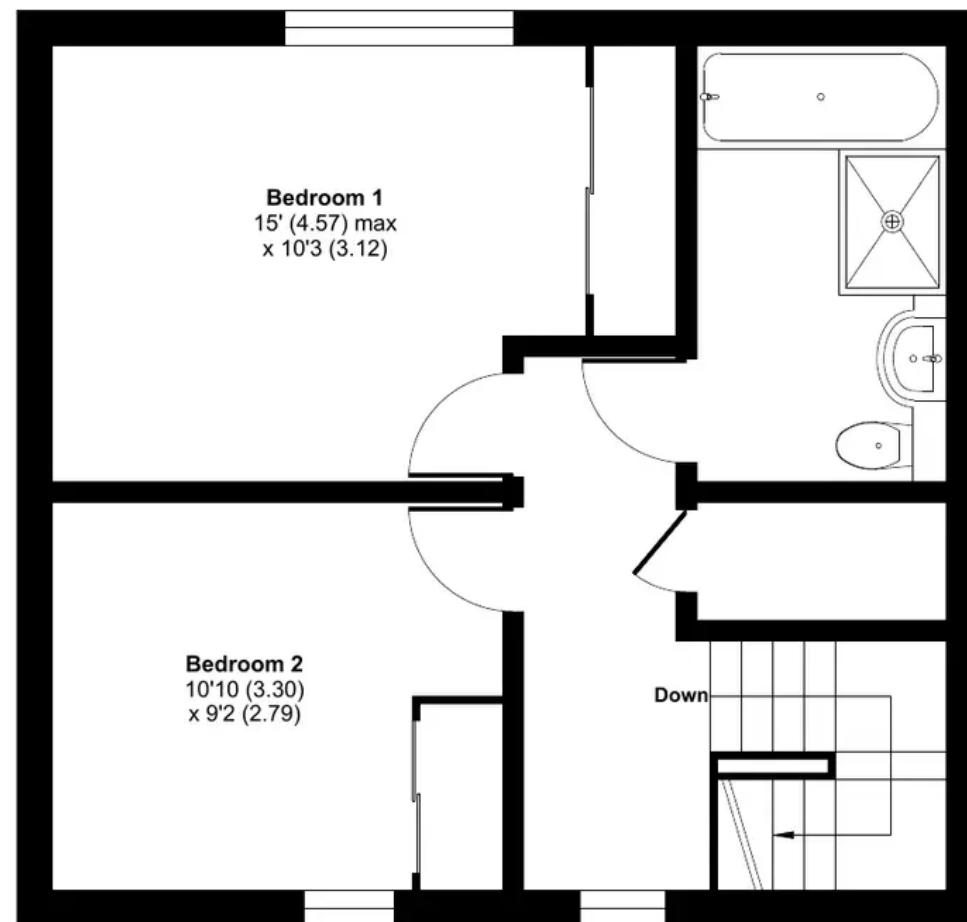
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Approximate Area = 874 sq ft / 81.1 sq m

For identification only - Not to scale



GROUND FLOOR



FIRST FLOOR



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2023. Produced for Park & Bailey. REF: 1057262



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