



barnard marcus

Mayfield Close, REDHILL RH1 5BB

Welcome to **Mayfield Close, REDHILL**

Are you looking for the perfect balance of reception and bedroom space?

If so, then this family home is a must see.

Downstairs you have formal entrance way with downstairs W/C, converted garage creating an external storage area for bikes and pushchairs and internally a family room/study, a large lounge with bay window, a rear aspect modern kitchen and dining room overlooking the rear gardens.

Upstairs you have four well-proportioned bedrooms and master en-suite, plus a great family bathroom.

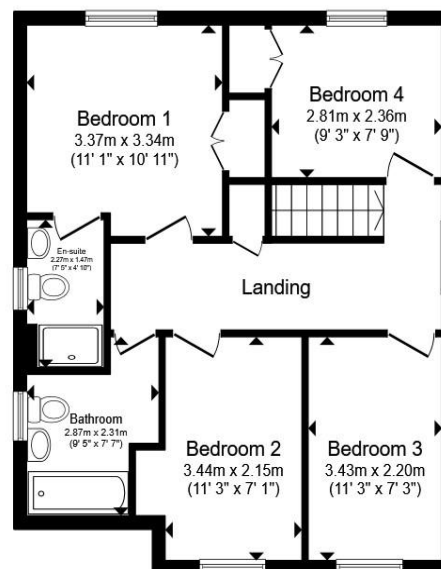
Outside you have a level rear garden with scope for extension (STP)



Agents Note



Ground Floor



First Floor



Total floor area 115.8 m² (1,247 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io

Welcome to

Mayfield Close, REDHILL

- Four-bedroom detached family home located in a residential cul-de-sac
- Large 18ft Lounge with bay
- Garage converted to storage area and study/family room
- Spacious kitchen/dining room overlooking rear garden
- Downstairs W/C and upstairs family bathroom

Tenure: Freehold EPC Rating: C

Council Tax Band: E

guide price

£575,000



Please note the marker reflects the postcode not the actual property

view this property online barnardmarcus.co.uk/Property/RDH103792



Property Ref:
RDH103792 - 0004

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

Barnard Marcus is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.



barnard marcus



01737 769062



redhill@barnardmarcus.co.uk



27 Station Road, REDHILL, Surrey, RH1 1QH



barnardmarcus.co.uk