



34 Wimborne Avenue, Redhill, Surrey, RH1 5AG

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JAMES DEAN
ESTATE AGENTS

JamesDean are pleased to bring to the market this spacious three bedroom semi detached family home located in Salfords. This property benefits from off street parking and a rear garden.

The property comprises in brief; an entrance hall, living room, kitchen, Two Double bedrooms a single bedroom and a family bathroom. In addition to these, this property benefits from off street parking, gas central heating, double glazing, gardens to the front and rear and storage throughout.



EPC: D
Council Tax: D
Available: Now!

Wimbourne Avenue is located within a short walk of Salfords Train Station and Local Shops. Salfords is a small town located north of Horley and south of Redhill and Reigate. Salfords, Redhill, Reigate and Horley have main line stations with access to London and Brighton.

£1,750



Floor plan



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs (92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ emissions (92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		
England & Wales	EU Directive 2002/91/EC	

TENURE:
Council Tax Band: D

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Please note that no appliances or systems have been tested. All measurements are approximate and must not be relied upon for any purpose. Any appliances listed in these details may not be included in the sale price. These particulars do not form any part of an offer or contract and their accuracy cannot be guaranteed. Lease information where applicable has been provided by the vendor. James Dean cannot be held liable if the information is incorrect.