



19 Prince Albert Square, Redhill, RH1 5AN

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J A M E S D E A N
E S T A T E A G E N T S

This end of terrace family home is conveniently located in a cul-de-sac location and offered to the market with no onward chain. The property is well presented internally and offers further scope to add value by way of external improvements.

The ground floor accommodation features an entrance hall with storage provision with a spacious living room the front with a feature bay window. To the rear is a kitchen/diner that leads onto a conservatory benefitting from central heating via French Doors. The kitchen features wooden cabinetry, decorative splashback tiling, stand-alone white goods and integrated oven and gas hob.



Upstairs the property comprises two double bedrooms, a single bedroom, a modern bathroom and loft storage, which is fully boarded. The bathroom benefits from a contemporary white suite and newly installed shower unit.

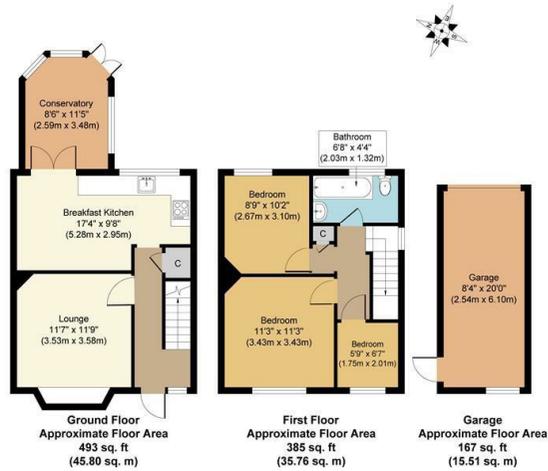
Externally, the property is approached by a paved driveway leading to a storm porch. There is side access to the terraced garden, which features dual patios, an area laid to lawn, garden shed and the garage, which is accessible via the rear.

Location is always key and is no exception here as the property is walking distance to the local primary school, local amenities and Petridgewood Common, whilst being nearby the bustling towns of Horley and Redhill, which offer residents a wider range of amenities and excellent transport links.

Guide Price £395,000



Floor plan



Prince Albert Square, RH1
 Approx. Gross Internal Floor Area 878 sq. ft / 81.56 sq. m
 (Excluding Garage)

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of floors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. The measurements should not be relied upon for valuation, transaction and/or funding purposes. This plan is for illustrative purposes only and should be used as such by any prospective purchaser or tenant. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

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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	77

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: Freehold
 Council Tax Band: D

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