



**Dovers Green Road**

Reigate

Guide Price **£525,000**



Located within walking distance of the highly regarded Reigate School and close to the bustling heart of Reigate Town Centre, this extended three-bedroom semi-detached family home offers a perfect blend of comfort and convenience.

Upon entering this charming property, you are greeted by a separate lounge ideal for relaxation and entertaining guests. The open-plan kitchen/diner seamlessly flows into a family room, providing ample space for family gatherings and social occasions. A convenient cloakroom/wc and utility room add to the functional layout of the ground floor.

The first floor of the property houses three bedrooms, Two doubles offering plenty of space for rest and relaxation and a single bedroom. The modern family bathroom completes the first floor.

Externally, the property boasts a garage and store room to the side, presenting potential for further development (subject to planning permission). A lovely east-facing rear garden provides a tranquil retreat, featuring a decking area, a lush lawn. Off-road parking for two cars at the front of the property adds to the convenience of daily living.

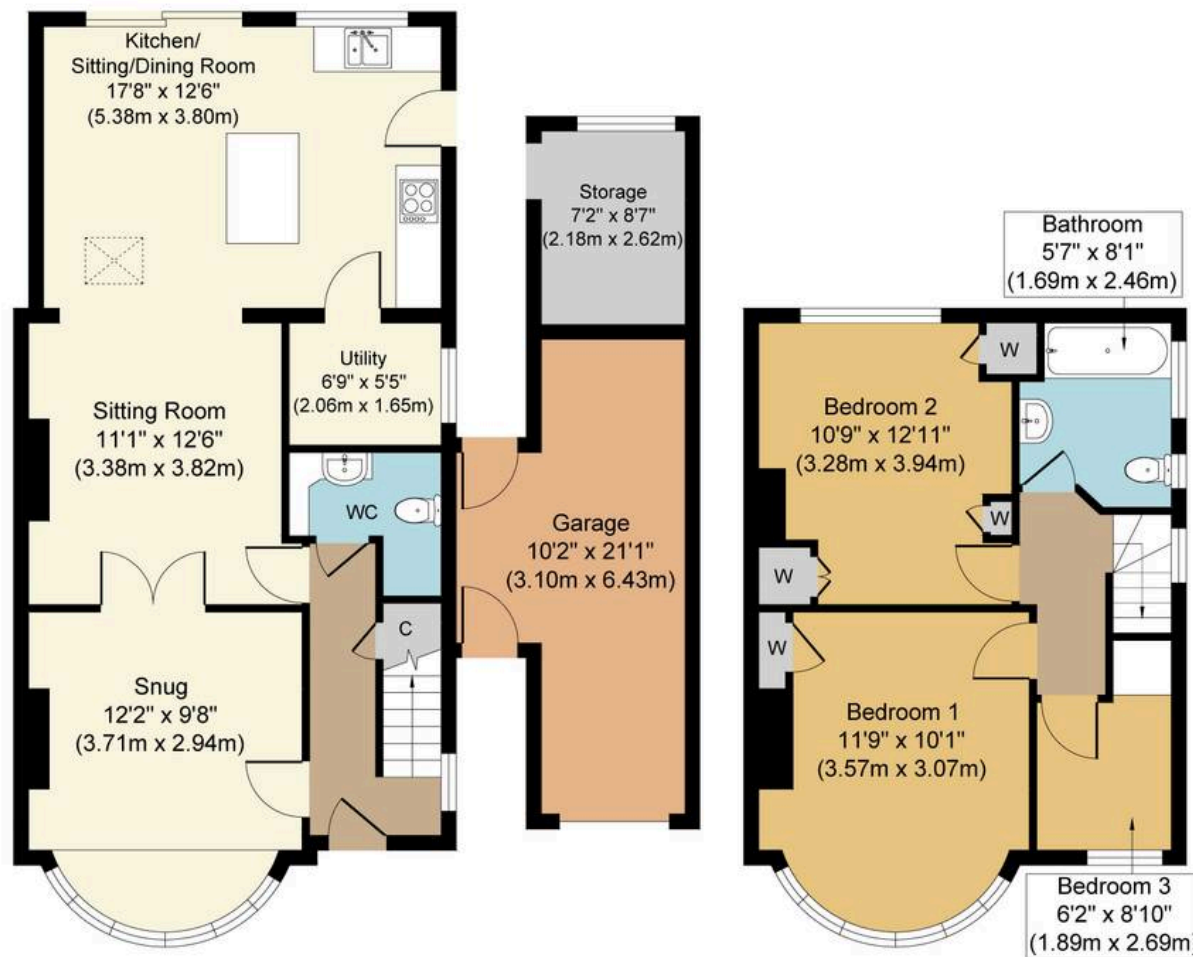
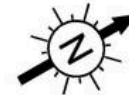
Reigate town itself offers a plethora of amenities, including a variety of retail outlets, recreational facilities, and a vibrant selection of restaurants and cafés. This lively atmosphere, coupled with the property's proximity to reputable schools and the town centre, makes it an ideal setting for families looking to embrace a comfortable and vibrant lifestyle.

Council Tax band: D

Tenure: Freehold







**Ground Floor**  
**Approximate Floor Area**  
917 sq. ft  
(84.71 sq. m)

**First Floor**  
**Approximate Floor Area**  
452 sq. ft  
(41.99 sq. m)



**Dovers Green Road, RH2**  
**Approx. Gross Internal Floor Area 1369 sq. ft / 126.70 sq. m**

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, 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.