



£425,000

Brook Road, Merstham, Redhill



EXCELLENT LOCATION / GREAT TRANSPORT LINKS IN THE SURREY COMMUTER BELT.

Reception 2 - Orangery double glazed, with under floor and central heating - 17 x 8.10 ft ( 5.18 x 2.69m)

Low maintenance landscaped gardens

Refurbished three bed, two reception rooms and a separate kitchen

A large four piece suite family Bath and Shower room.

External utility and storage buildings

Reception 1 - Living room - 17.11 x 11.5 ft ( 5.46 x 3,48m)

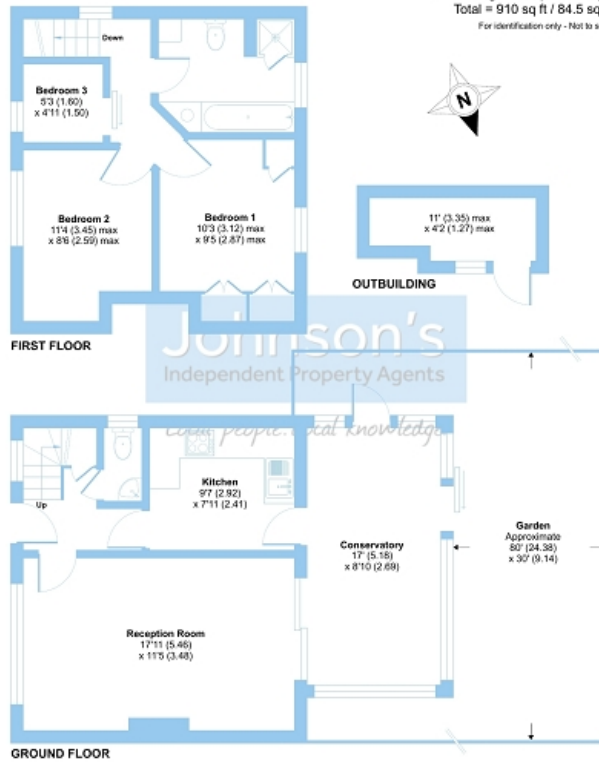
Two double bedrooms with third room altered to nursery / single bedroom.

Off street Parking for several vehicles

## Brook Road, Merstham, Redhill, RH1

Approximate Area = 868 sq ft / 80.6 sq m  
 Outbuilding = 42 sq ft / 3.9 sq m  
 Total = 910 sq ft / 84.5 sq m

For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS Residential) - Globalcom 2023. Produced for Johnson's Independent Property Agents. REF: 1229840

\* Open Day - By Appointment Only - Saturday 16th September 2023\* Johnson's are pleased to offer this charming two / three bedroom detached family home, in the attractive village of Merstham, Surrey, just a couple of minutes' walk to Merstham village and main line station. Ideal for young families or first-time buyers.

