



**Priory Road**  
Reigate

Guide Price **£500,000**





Nestled in a sought-after location, this stunning two-bedroom terraced house boasts timeless Victorian charm combined with modern conveniences. The elegant facade welcomes you with a mature Magnolia tree, setting the tone for the character and warmth that await inside.

Upon entering via the sunroom you are greeted by a well-appointed dining room which gives access to both the living room which features a striking exposed brick chimney breast with a cosy log burning stove, creating a focal point that exudes comfort and style and the modern contemporary kitchen. The versatile sunroom, providing seamless access to the courtyard rear garden, perfect for entertaining or simply unwinding outdoors.

The property showcases a thoughtfully designed kitchen, equipped with contemporary fittings. Additionally, the ground floor boasts a convenient shower room/wc, adding practicality to the home's layout.

Ascending to the first floor, you will find two generously sized double bedrooms, both elegantly designed to offer spacious and inviting retreats. The master bedroom is enhanced by a large en-suite bathroom, featuring a luxurious four-piece suite that includes a Victorian-style bath with claw feet, promising relaxation and indulgence.

Further enhancing the appeal of this residence is a cellar/utility room, providing ample storage space and utility options. Off-road parking adds to the convenience of the property, ensuring ease of access and secure parking for residents.

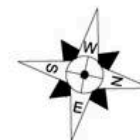
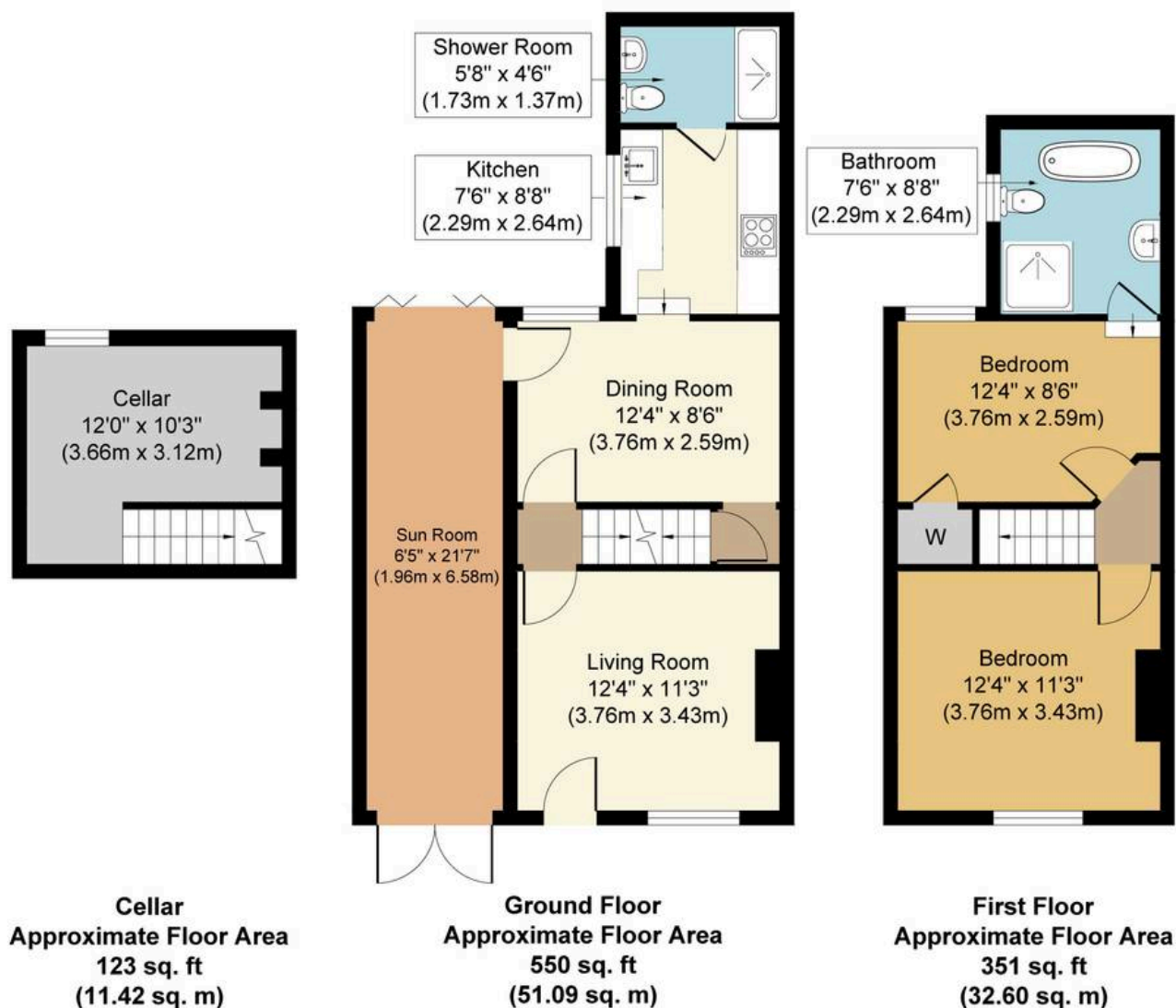
A notable feature of this home is the west-facing court yard garden, offering a tranquil setting to enjoy outdoor moments in the sunshine and soak in the peaceful surroundings. The sunroom, a versatile space at 21'4" x 6'5", serves as a functional entry point to the property while also providing a charming spot to relax and take in garden views.

Council Tax band: C. Tenure: Freehold









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.