



TILLEY LANE, HEADLEY, KT18
Offer in excess of £1,000,000

Carter Jonas

TILLEY LANE, HEADLEY, KT18

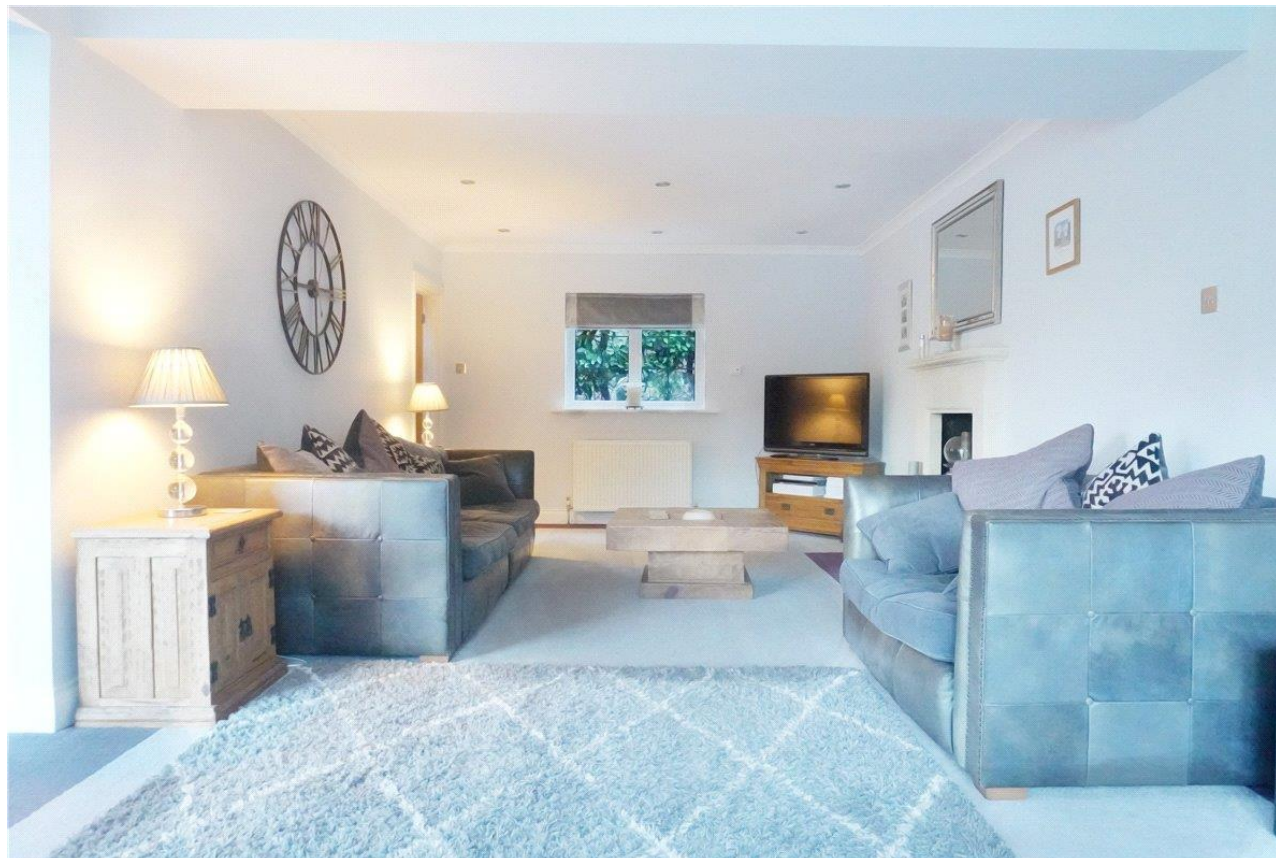
A unique, detached three bedroom family home with spacious accommodation, open views and out buildings. The main house sits perfectly on a large plot surrounded by gardens and open land beyond, it has been carefully designed and upgraded by its current owners to provide superb family living.

Three beautifully presented bright and well proportioned bedrooms with three bathrooms including an en-suite that has good sized spacious living space including a garden home/office or additional living space ideal for guests, teenagers or those working from home.

The open plan living / dining room overlooks and opens onto the stunning garden. The ground floor also includes a flexible family room giving access to the first floor via a staircase as well as a utility room that's accessible through the kitchen. The kitchen itself is well planned with an extensive range of units.

Tenure: Freehold
Local Authority: Mole Valley
Council Council Tax: Band G

A UNIQUE, DETACHED THREE BEDROOM FAMILY HOME WITH SPACIOUS ACCOMMODATION, OPEN VIEWS AND OUT BUILDINGS. THE MAIN HOUSE SITS PERFECTLY ON A LARGE PLOT SURROUNDED BY GARDENS AND OPEN LAND



AMENITIES

- Detached family home
- Off street parking for up to 6 cars
- Office space
- Double garage
- Charging point
- Spacious living / dining area
- Garden bar / office
- Three bathrooms
- Gated driveway

TENURE Freehold

LOCAL AUTHORITY Mole Valley

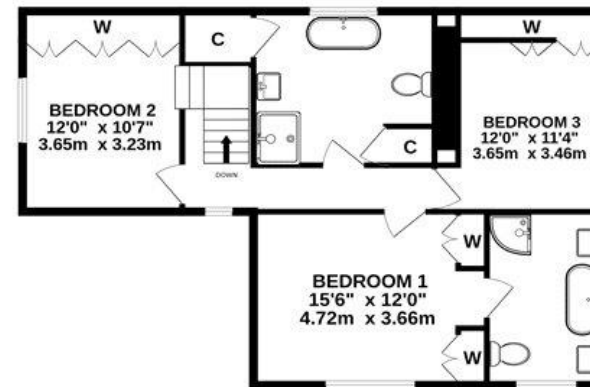
EPC BAND D



GROUND FLOOR
1802 sq.ft. (167.4 sq.m.) approx.



1ST FLOOR
807 sq.ft. (74.9 sq.m.) approx.



TOTAL FLOOR AREA : 2608 sq.ft. (242.3 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan 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. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. 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+) A		
(81-91) B		
(69-80) C		75
(55-68) D	55	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England, Scotland & Wales EU Directive 2002/91/EC		

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