



*Devon Crescent RH1*

£1,300,000

*“At Stone, we’re passionate about the unique and awe-inspiring architectural elements that transform houses into dream homes.”*

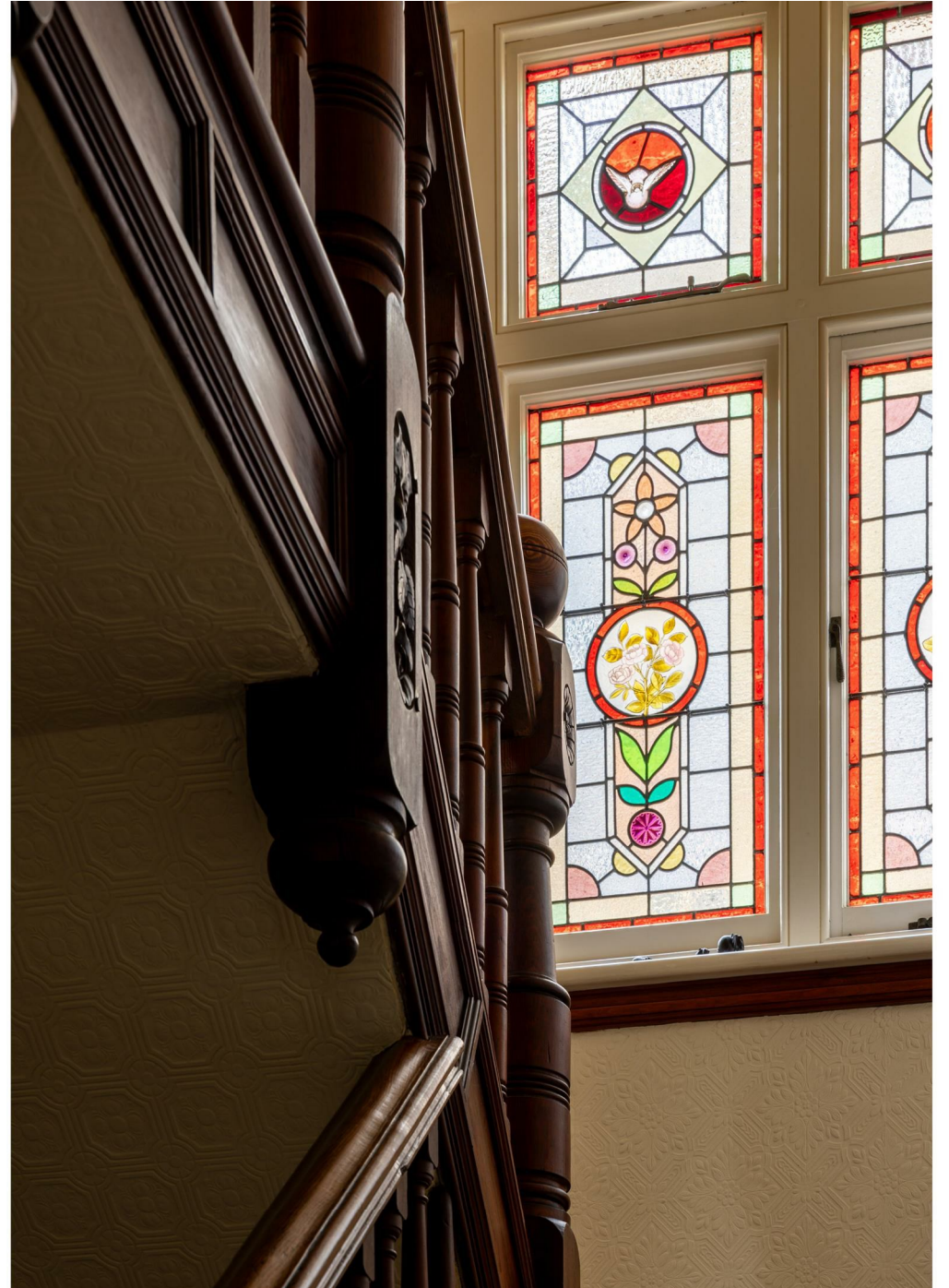
————— *The Stone Family*



There is a certain confidence to this late Victorian house: Elevated from the road behind border hedging and stone steps, this substantial double-fronted red brick home has the kind of presence that quietly turns heads. Thought to date from before 1900, it balances Victorian craftsmanship with the scale and grandeur more commonly associated with the Edwardian era — generous proportions, soaring ceilings and rooms designed for both entertaining and everyday family life.

The approach sets the tone immediately. A driveway and garage provide that increasingly rare luxury of private parking, before steps rise through the front garden towards a traditional entrance, with tiles underfoot and a beautiful leaded glass door. Inside, the atmosphere shifts from handsome exterior to something altogether warmer and more characterful.

The entrance porch opens onto a wide welcoming hallway, where the staircase becomes the natural focal point — intricately carved oak balustrades sweeping upwards beneath a stained glass window that scatters colour across the landing as the light changes throughout the day. It is the sort of architectural detail impossible to replicate convincingly today.



The two principal reception rooms each carry their own distinct personality. At the front, a beautifully proportioned drawing room is wrapped in soft green tones, where dual aspect bay windows pull daylight across ornate cornicing, tall skirtings and original picture rails. A striking fireplace anchors the room, complete with decorative tiling, iron surround, carved oak mantel and marble hearth — elegant without feeling overly formal. Across the hallway, the second reception room feels calmer and more intimate, finished in warm neutral shades and centred around another period fireplace, its painted tiles offering a subtle nod to the craftsmanship of a bygone era.

To the rear, the dining room opens naturally towards the garden through double doors onto the stone terrace, creating an easy connection between inside and out during warmer months. The iron fireplace adds texture and character, while the contemporary monochrome kitchen introduces a more modern rhythm to the home without competing with its original features. It feels practical, considered and entirely in keeping with the house's confident blend of old and new.

Upstairs, the central landing delivers another moment of quiet drama, leading to four double bedrooms that each retain their own individual character. One particularly striking bedroom combines a bay window with an original fireplace, while another benefits from dual aspect windows and its own ensuite shower room. Two further doubles overlook the garden, all served by a smart modern family bathroom that balances contemporary styling with the home's period integrity. New double glazing installed last year, complementing the home's period character while improving energy efficiency and comfort.





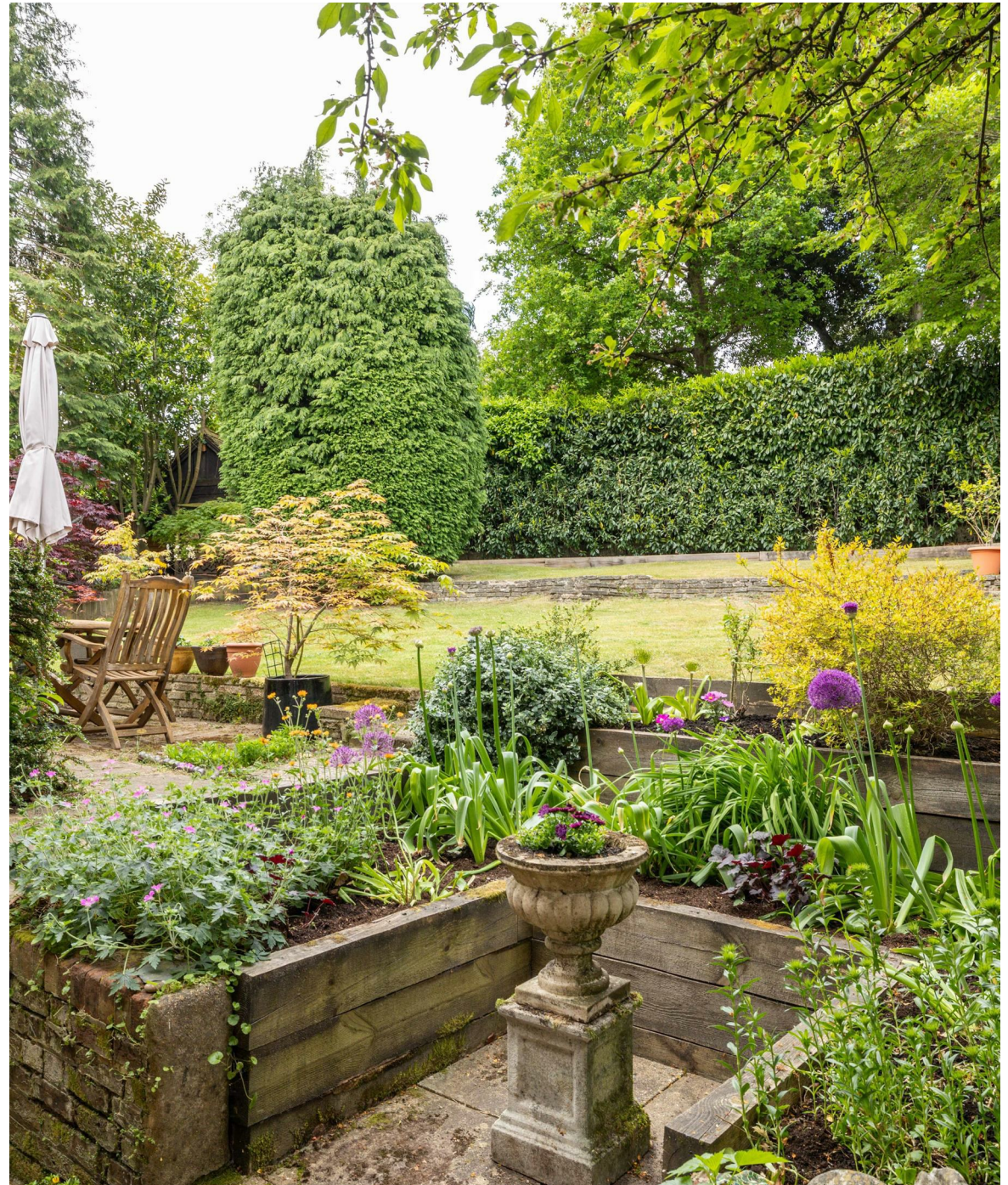


The garden itself has the atmosphere of a private retreat. Elevated beyond the house, the west-facing lawn and patio are perfectly positioned to follow the afternoon and evening sun, bordered by established planting and flower beds that soften the generous outdoor space. It is easy to imagine long summer lunches stretching into the evening here, or quieter mornings with coffee overlooking the garden.

Devon Crescent sits within the fondly nicknamed “Redgate” area — prized for offering the best of both Redhill and Reigate. For many, it is the sweet spot: combining the convenience and connectivity of Redhill, while enjoying easy access to the charm, independent spirit and café culture of historic Reigate. It is a location particularly loved by commuters, families and those drawn to the rhythm of quintessential Surrey town living.

For families, the setting is exceptionally practical. Reigate Grammar School and Dunottar are both within walking distance, alongside a number of highly regarded local schools, while Redhill Common provides a welcome stretch of green space nearby for dog walks.

Transport connections are another major draw. Redhill station offers direct links into London, Gatwick and the south coast, making the area ideal for commuters and frequent travellers alike. Meanwhile, Reigate High Street is just a short distance away, lined with independent shops, stylish cafés, boutique gyms and well-regarded eateries that give the town its enduring appeal.

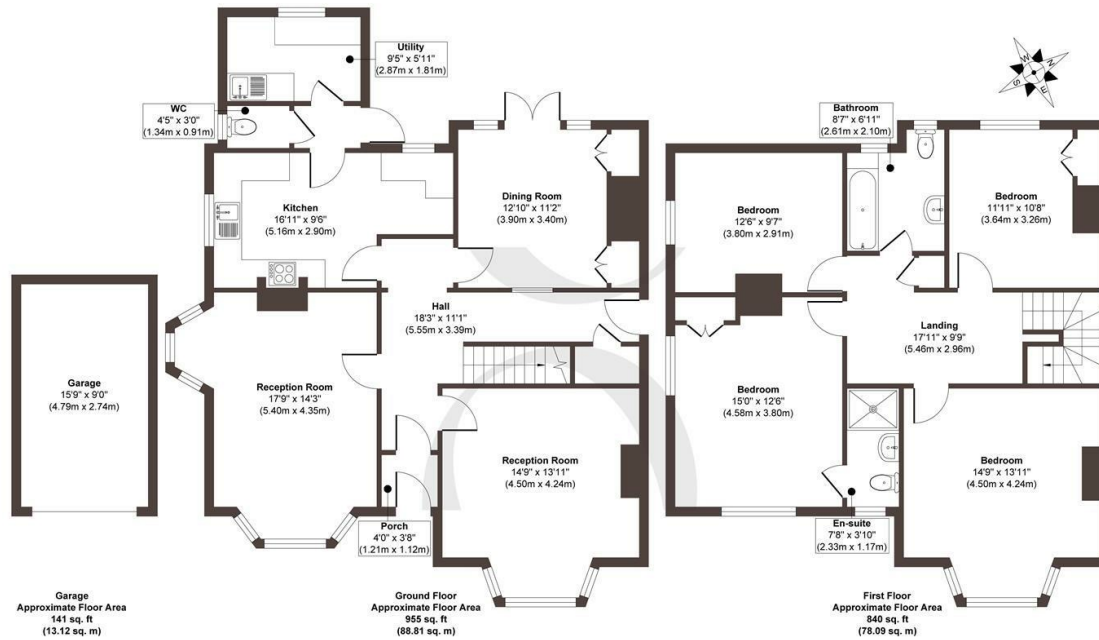






## The Details

- Substantial four bedroom detached late-Victorian home, believed to date from before 1900
- Two substantial reception rooms, and a third with garden access
- Contemporary fitted kitchen plus utility
- Generous west-facing rear garden
- Statement staircase with intricately carved oak balustrades and beautiful stained glass window
- Four generous, characterful double bedrooms
- Garage equipped with power supply and electric vehicle charging point
- Ornate cornicing, soaring ceilings and stunning period fireplaces with decorative tiling



**Approx. Gross Internal Floor Area 1936 sq. ft / 180.02 sq. m (Including Garage)**

Illustration for identification purposes only, measurements are approximate, not to scale.

Produced by Elements Property

**STONE**

Energy Performance Certificate (EPC)

Rating E

Council Tax Band

G



STONE

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