

STONE



*Church Road RH1*

£1,000,000

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

————— *The Stone Family*

Set quietly beside the church on St John's green, this is a house that feels anchored — both in its setting and in itself. From the outside, the covered veranda and landscaped front garden offer a gentle introduction. Inside, the proportions speak immediately: tall ceilings, character features, and a wide entrance hall where parquet flooring and a sweeping U-shaped staircase set the tone. Sight lines are carefully considered, drawing the eye straight to the garden beyond.

Here, the house opens up into a space designed for modern life whilst retaining its heritage charm. Stone tiles underfoot ground a kitchen that balances warmth and precision: walnut, nordic-inspired cabinetry paired with textured stone worktops, reeded glass, and a playful striped backsplash. The island sits at the centre, part workspace, part social hub, equally suited to hurried breakfasts, homework sessions or a glass of wine at the end of the day.

A pocket door tucks away a well-planned utility room, while triple-aspect windows and Crittall-style doors keep the room bright and connected to the garden. Outside, a stone terrace leads onto a generous lawn, space enough for both entertaining and everyday play.



The front reception room offers a different mood: softer, traditional. A wide, curving bay window frames views of the green and church, while character details — cornicing, cast iron radiators, treated floorboards, are carefully restored. A log burner sits within a herringbone brick fireplace, its striped tile hearth adding a subtle note of pattern. There's a smaller window to the side, drawing in additional light, and a sense that this is a room for quieter moments. Elsewhere on the ground floor, a dedicated study provides a place to close the door on work, complete with a cleverly designed reading nook tucked beneath the stairs, alongside a discreet WC.

Upstairs, the house continues to deliver both space and detail. Light pours into the stairwell through a large picture window, illuminating the herringbone stair runner as it rises. Four double bedrooms are arranged across the floor, each with its own character: cottage-style doors, iron fireplaces, and soft Roman blinds. The principal bedroom looks out across the garden and towards the North Downs, with a contemporary shower room neatly concealed behind a pocket door. The family bathroom is thoughtfully designed: twin fluted basins sit on a bespoke cabinet, paired with zellige tiling, a freestanding bath set beneath an arched alcove, and a walk-in shower finished in striped tones of white and sea green. It's a space that feels considered and luxury.





Life here is shaped as much by its setting as by the house itself. St John's is one of Redhill's more quietly sought-after pockets — a neighbourhood defined by its green spaces, character homes and an established sense of community. Positioned on the green beside the church, the house enjoys a setting that feels open and calm, with a public footpath running past and offering a direct, walkable route to Brighton Road.

For families, practicality is close at hand. Both primary and secondary schools are within easy walking distance, making the morning routine a simpler affair. Redhill and Earlswood Commons sit nearby, offering wide stretches of open space for weekend walks, dog outings or simply a change of pace from the everyday.

Connectivity is equally straightforward. Earlswood station is within walking distance, providing direct links into London and the wider area, while Redhill town centre offers a mix of independent shops, cafés and everyday amenities. Reigate's historic high street is a short drive, offering eateries, charming pubs and the popular Priory Park.





## *The Details*

- *This charming detached property enjoys a picturesque and established setting on St John's green*
- *Benefitting from a thoughtful extension and renovation*
- *Open plan contemporary kitchen with crittal doors opening onto the garden and discreet utility room*
- *Grand reception room with log burner, bay window and character features*
- *Four double bedrooms, including a principal bedroom with en-suite*
- *Large contemporary family bathroom with luxury finishes*
- *Window views frame the church and tree lined setting*
- *Within walking distance of schools, the train station and the Common*

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Energy Performance Certificate (EPC)

*Rating D*

Council Tax Band

*F*



STONE

*Let's Talk*

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