



**Price**

**£1,030,000**

**Freehold**

4x  2x  2x 

**Highview, Caterham,  
Surrey, CR3**

**OVER 60?**

Secure this property  
for up to **59% less!**

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### Ground Floor

Approx. 139.4 sq. metres (1500.2 sq. feet)



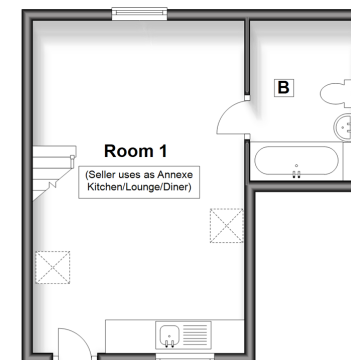
### Split Level First Floor

Approx. 136.2 sq. metres (1465.9 sq. feet)



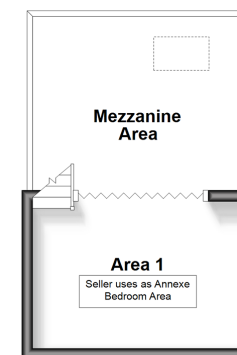
### Outbuilding Ground Floor

Approx. 28.7 sq. metres (309.2 sq. feet)



### Outbuilding Mezzanine Floor

Approx. 10.2 sq. metres (109.7 sq. feet)



## Accommodation

### GROUND FLOOR

Entrance Hallway: 15'8 x 12'1 (4.78m x 3.69m)  
 Kitchen: 22'6 x 13'11 (6.86m x 4.24m)  
 Lounge: 35'2 x 14'3 (10.73m x 4.35m)  
 Office: 8'3 x 7'2 (2.52m x 2.19m)  
 Second Lounge: 21'6 x 16'8 (6.56m x 5.08m)  
 Cloakroom: 5'5 x 2'8 (1.65m x 0.81m)

### FIRST FLOOR

Bedroom 1: 12'2 x 8'1 (3.71m x 2.47m)  
 Dressing Room: 13'3 x 13'2 (4.04m x 4.02m)  
 En Suite: 13'7 x 8'6 (4.14m x 2.59m)  
 Bedroom 2: 26'11 x 14'3 (8.21m x 4.35m)  
 Bathroom: 8'3 x 7'10 (2.52m x 2.39m)  
 Bedroom 3: 15'2 x 10'4 (4.63m x 3.15m)  
 Bedroom 4: 17'4 x 13'9 (5.29m x 4.19m)

### OUTSIDE

Driveway for multiple cars  
 Rear Garden  
 Outbuilding





## Main features

- Private Road in the heart of Caterham Valley
- Level garden with an outbuilding suitable for entertainment or office space
- Short walk to all local amenities including Caterham Station
- Large rooms throughout with Juliette balconies and underfloor heating in selected rooms
- Gated driveway for multiple cars



### Nearest Schools

Primary Schools: Hillcroft Primary 0.5 miles, St John's CofE Aided Primary 0.8 miles, Audley Primary 1.2 miles

Secondary Schools: Caterham School 0.4 miles, Clifton Hill School 0.5 miles, de Stafford School 1.0 miles



### Transport Information

Train Stations: Caterham 0.5 miles, Woldingham 1.8 miles, Whyteleafe South 1.8 miles



### Address

Highview, Caterham, Surrey, CR3



### Directions

For directions to this property please contact us.





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■ Legal advice should be taken to verify fixtures/fittings, planning, alterations and/or lease details ■ Appliances & services are untested, dimensions are approximate and floor plans are not to scale  
■ Through a Homewise Home For Life Plan people aged 60+ can secure this property for up to 59% less, by purchasing a Lifetime Lease.



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