



Little Orchard High Drive, Woldingham

Caterham

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Guide Price £2,250,000



# Little Orchard High Drive

Woldingham, Caterham

Prestigious, private road | Five double bedrooms | Short walk to village centre and mainline railway station | Approx half an acre south facing plot.

Council Tax band: H

Tenure: Freehold

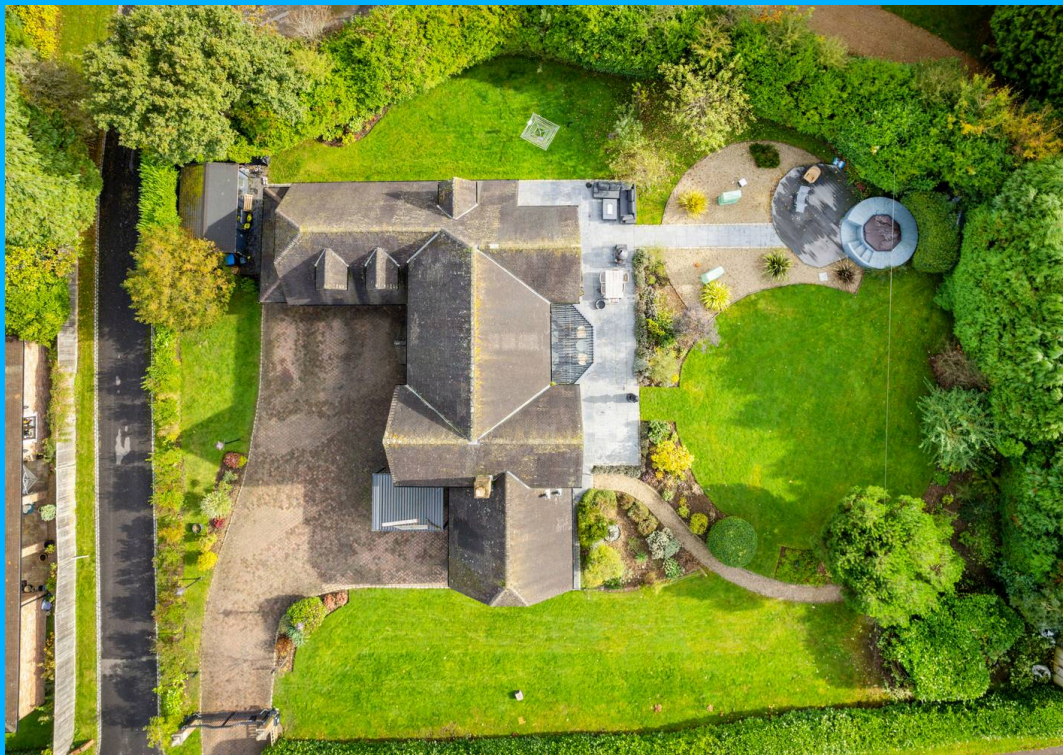
EPC Energy Efficiency Rating: C

EPC Environmental Impact Rating: D

- Situated in one of Woldingham's most prestigious private roads
- Walking distance to village amenities and train station
- South facing wrap around landscaped gardens of approx half an acre
- Five double bedrooms
- Four reception rooms
- Gated, driveway and double garage
- Balcony to principal bedroom suite
- Recently refitted kitchen.

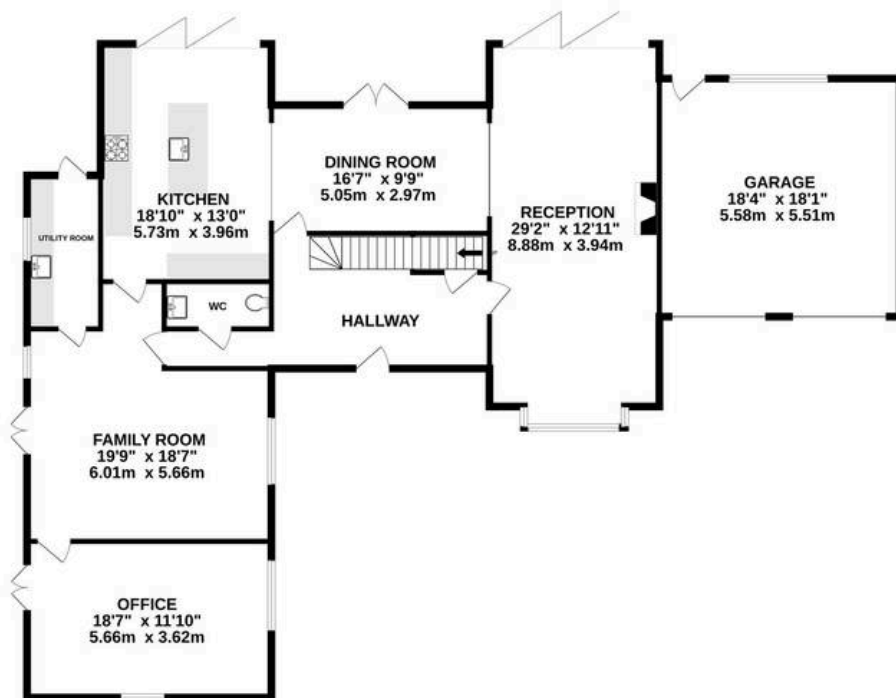




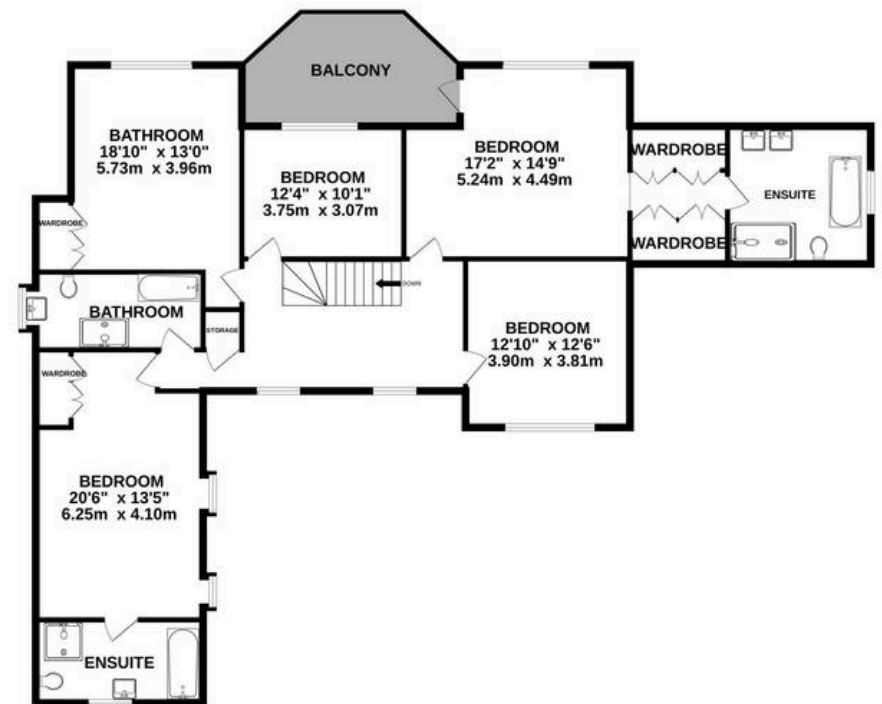




GROUND FLOOR  
1890 sq.ft. (175.6 sq.m.) approx.



1ST FLOOR  
1549 sq.ft. (143.9 sq.m.) approx.



TOTAL FLOOR AREA : 3439 sq.ft. (319.5 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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## Move Revolution Exclusively

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