



GODSTONE

SURREY,

Guide Price £875,000 Freehold

JACKSON-STOPS 

5 DUMVILLE DRIVE, GODSTONE, SURREY, RH9 8NY

STYLISH FIVE-BEDROOM FAMILY HOME WITH SPACIOUS LIVING AND ENTERTAINING AREAS, A SHORT WALK INTO GODSTONE VILLAGE.



DESCRIPTION

This beautifully presented five-bedroom family home offers generous living space, excellent flow, and versatile accommodation, perfect for modern family life and entertaining. Ideally located within easy walking distance of Godstone Village, the property combines convenience with a welcoming, community-focused setting.

Bright & Sociable Living Spaces

Designed with both everyday living and entertaining in mind, the ground floor features well-balanced accommodation with seamless flow between the principal rooms. The sitting room and dining room both open into a large conservatory, creating a bright, flexible space that connects effortlessly to the garden, ideal for year-round entertaining.

Well-Equipped Kitchen & Practical Layout

The kitchen/breakfast room overlooks the rear garden and is fitted with stylish limed oak cabinetry and sleek white worktops. Integrated appliances include a Neff double oven, five-ring gas hob with extractor, Miele dishwasher, and fridge/freezer. A separate utility room provides additional storage and laundry space. A welcoming entrance hall leads to a private study, a spacious cloakroom with ample storage, and internal access to the integral double garage with electrically operated doors.

Five Bedrooms & Three Bathrooms

Upstairs, the property offers five well-proportioned bedrooms. The principal and guest bedrooms both benefit from en-suite shower rooms and fitted wardrobes. Three further bedrooms are served by a modern family bathroom, making this home ideal for growing families or hosting guests.

Landscaped Garden & Outdoor Living

To the rear, a wide paved terrace spans the property, perfect for outdoor dining and entertaining. The landscaped garden features mature planting, seasonal colour, and a decked seating area with power supply. Fully enclosed, it provides a safe and secure space for children and pets.



Ample Parking & Garage

The property is approached via a large driveway with parking for multiple vehicles, leading to a double garage.

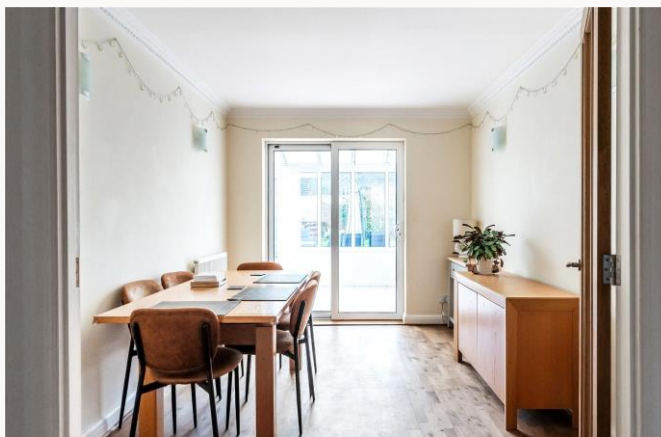
FEATURES

Hall, Cloakroom, Study, Kitchen/Breakfast Room, Utility Room, Dining Room, Sitting Room, Conservatory, Main Bedroom With En-suite Shower Room, Guest Room With En-Suite Shower Room, Three Further Bedrooms, Family Bathroom, Integral Double Garage, Garden. EPC Rating C.

SITUATION

Dumville Drive is just a few minutes walk from the historic village of Godstone which provides a range of local shops, inns and tea shops. It is about 2.6 miles from South Godstone station. Oxted is 3.3 miles and has excellent every day facilities and a mainline station. The surrounding countryside offers scope for countless outdoor activities including sailing, fishing, windsurfing and cycling. Set in countryside of picturesque beauty near the Surrey and Sussex border the area offers beautiful walking and riding country.

- Mainline Rail Services: Caterham (in the Oyster zone) and Redhill, fast and frequent service to Victoria and London Bridge, South Godstone (London Victoria) and Oxted (London Victoria and London Bridge) and with ThamesLink trains to Blackfriars, Farringdon and London St Pancras International.



- Schools: The area is well served with state and independent schools for all ages including Woldingham Girls, Caterham School, Sevenoaks and The Hawthorns at Bletchingley.
- Leisure activities: Golf at Tandridge, Godstone, Bletchingley and Limpsfield; show jumping at Hickstead, sailing and watersports at Merstham; racing at Lingfield and Plumpton.
- Communications: Access to the motorway network is via the M25 (junction 6) which is about 0.7 miles with Central London about 21.1 miles and Heathrow and Gatwick Airports about 33 miles and 11.6 miles respectively.

VIEWINGS

Strictly by appointment through Jackson-Stops.
Tel: 01883 712375

DIRECTIONS

From the M25 (Junction 6) take the B2235 towards Godstone Village. At the mini roundabout go all the way around and then go left into Catlin gardens. Follow the road to the T junction and turn right then left into Dumville Drive. Number 5 is on the left.

Private Finance

Jackson-Stops Private Finance specialises in advising on and arranging competitive mortgages quickly, efficiently and in a stress-free manner. Please contact the office for further information.





PROPERTY INFORMATION

- Services: Gas fired central heating via radiators. All other main services.
- Local Authority:
- Council Tax band: G
- Fixtures and fittings are excluded from the sale but may be available by separate negotiation.

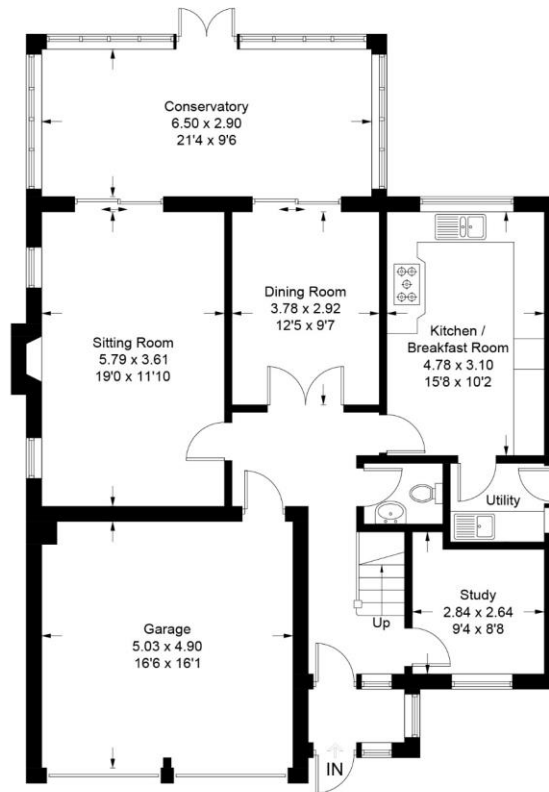
IMPORTANT NOTICE

Every care has been taken with the preparation of these particulars, but complete accuracy cannot be guaranteed. If there is any point which is of particular importance to you, please obtain professional confirmation. Alternatively, we will be pleased to check the information for you. All measurements quoted are approximate. The Fixtures, Fittings & Appliances have not been tested and therefore no guarantee can be given that they are in working order. Photographs are reproduced for general information, and it cannot be inferred that any item shown is included in the sale. These particulars do not constitute a contract or part of a contract.

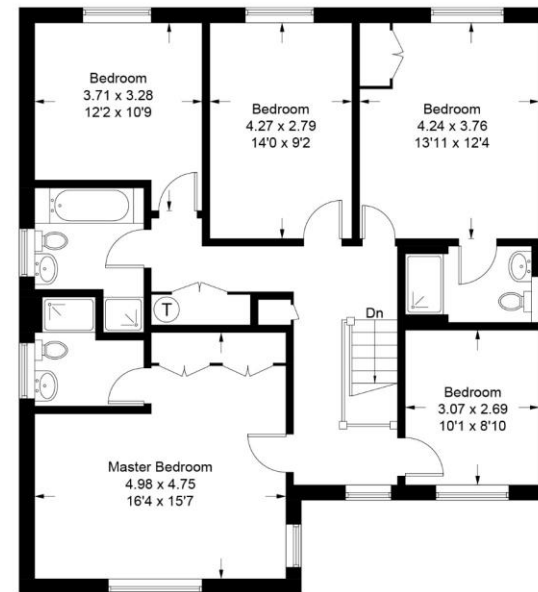


Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+) A		
(81-91) B		
(69-80) C	71	80
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England, Scotland & Wales	EU Directive 2002/91/EC	

Approximate Gross Internal Area = 224.3 sq m / 2414 sq ft
(Including Garage)



Ground Floor



First Floor

This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making decisions reliant upon them. (D843080)
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