

warren 
powell-richards

115 Lion Lane | £580,000

Haslemere | Surrey | GU27 1JL



115 Lion Lane

Haslemere, Surrey, GU27 1JL

£580,000 Freehold

- Haslemere town centre 1.4 miles
- Haslemere mainline train station 0.9 miles
- Guildford 15.9 miles
- A3 2.2 miles
- M25 23.6 miles

A charming period 3 bedroom semi-detached house set in a popular residential road

- Semi-detached period cottage
- Stunning kitchen / dining room
- Lovely sitting room with brick fireplace
- 3 bedrooms
- First floor bathroom
- Off-street parking
- Large rear gardens (westerly orientation)
- Gas central heating
- Walk to local shops and schools

DESCRIPTION

A wonderful period three bedroom semi-detached family house set in a highly favoured and much requested residential road. Full of character, the property has been modernised over the last few years and now benefits from an open plan kitchen/dining room with doors opening onto the garden, 3 good bedrooms on the first floor with a modern family bathroom. The westerly facing rear garden is a great size and has 2 large sheds one of which has power and has potential to be converted to a home office.



LOCATION

Set within walking distance of an excellent range of local amenities such as Tesco, M&S Foodhall, Shottermill Infant and Junior Schools, Hasleway Centre and Haslemere Leisure Centre. Haslemere Station provides a frequent service to London Waterloo, which is also in walking distance and the A3 trunk road can be accessed at Hindhead. The extensive heathland surrounding the town is mainly owned by the National Trust and Polecat Valley is within 1/4 mile and leads to Hindhead Common and the Devils Punchbowl. There are numerous sporting and recreational facilities in and surrounding Haslemere.

DIRECTIONS

From Haslemere High Street proceed out on Lower Street past the station and into Wey Hill. After the shops turn right at the traffic lights into Lion Lane whereupon the property can be found on the left hand side after approximately 2/3rds of a mile.

COUNCIL TAX

Waverley Borough Council - Tax Band D

(Correct at time of publication and is subject to change following a council revaluation after a sale)

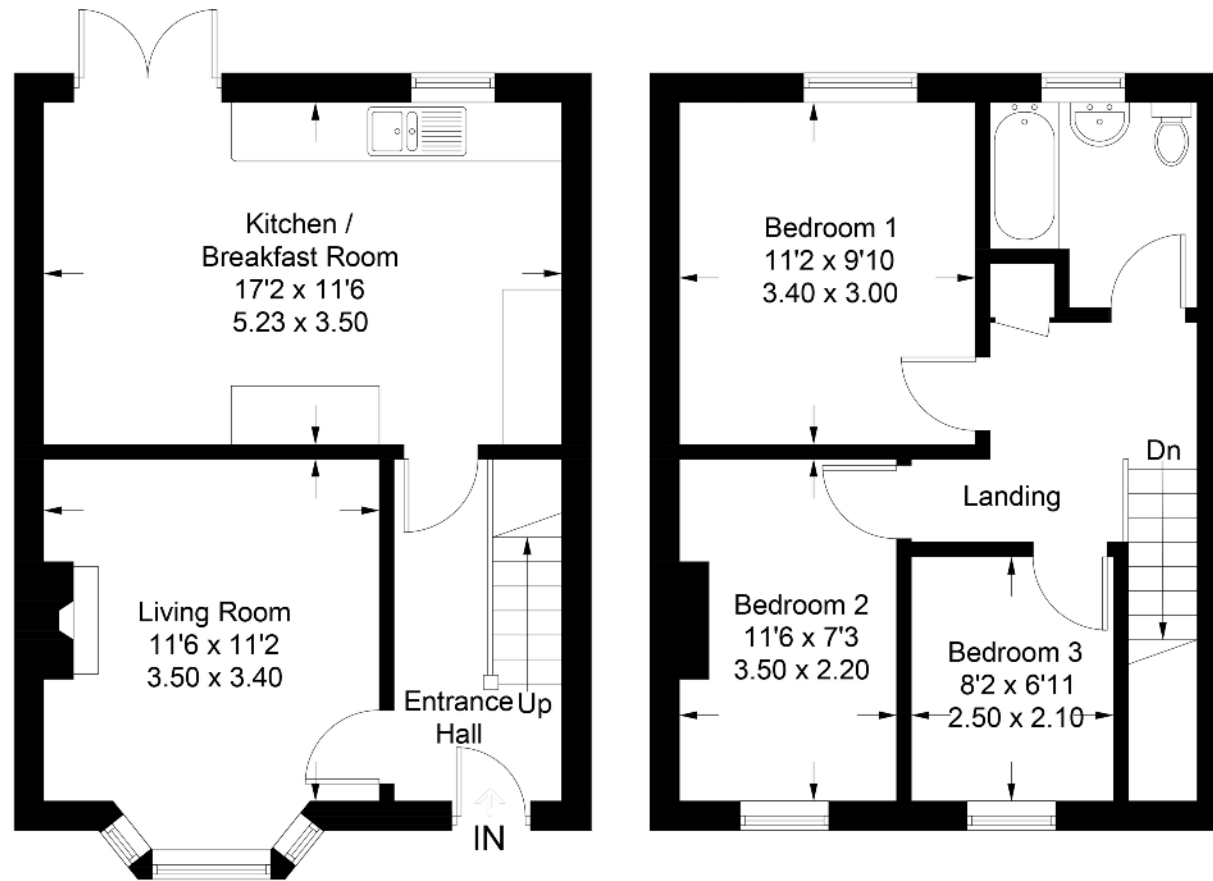
SERVICES

Mains services and gas central heating



115 Lion Lane

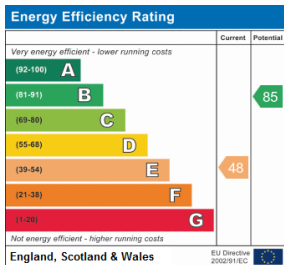
Approximate Gross Internal Area = 76.2 sq m / 820 sq ft



Ground Floor

First Floor

Illustration for identification purposes only, measurements are approximate, not to scale. floorplansUsketch.com © (ID852855)



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