



- No Onward Chain
- Tucked Away Central Village
 Location Accessed via a
 Pedestrian Pathway
- Redeveloped in 2012 to a High Specification
- Entrance Hall
- Living Room with Exposed Ceiling Beams
- Fitted Kitchen/Dining Room
- Three Bedrooms
- En-Suite Shower Room & Bathroom
- Oil Fired Central Heating & Double Glazed Windows
- Enclosed Garden & Courtyard



A uniquely designed three bedroom detached house occupying a tucked away location just off Chiddingfold Green being accessed via a pedestrian pathway. The house offers spacious and adaptable accommodation with a high level of specification and many interesting features including some exposed beams and vaulted ceilings to both the kitchen and living room. Chiddingfold is a picturesque surrey village and offers an excellent range of amenities including two village pubs. For the commuter Witley main line station is a short drive away providing a regular service to London Waterloo.





















Witley Main Line Station - 2.5 mile (Waterloo approx. 55 mins)

Village Centre - 25 Meters Godalming - 6.4 miles

Doctors - 0.8 miles Witley Dentist - 4.3 miles

A3 - miles 5.4 miles M25 - 19.6 miles M3 - 19.4 miles

Energy Efficiency Rating - C

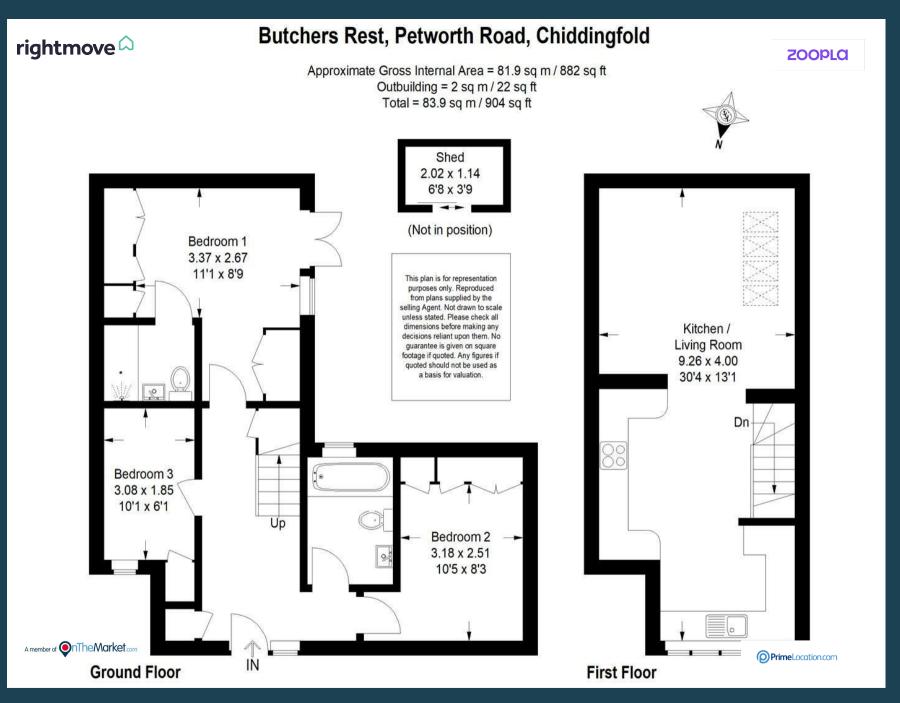
Council Tax Band E - Payable £2937.44





Directions: Leave Godalming in a southerly direction on the A3100 and on reaching Milford village take the first turning left at the mini roundabout into Church Road. Continue to the next roundabout taking the first exit again, this time onto the A283 Petworth Road continuing through the villages of Witley and Wormley and on to Chiddingfold. On entering the village, pass the village green on your left hand side and immediately turn left towards The Crown Public House. The cottage is accessed via a pedestrian pathway to the left of the pub.





Emery& Orchard ESTATE AGENTS

01483 419 300

20 High Street Godalming Surrey GU7 1EB

email:office@emery-orchard.co.uk





