



2 Bridle Path Cottages

Bridle Path | Ewshot | Farnham | GU10 5BW

Asking Price £550,000

Freehold

Waterford's W
Residential Sales & Lettings

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Offered to the market is this lovely 2-bedroom house situated in the sought after village of Ewshot.

- Desirable Ewshot Location
- 2 Bedroom Cottage
- Rural Location
- Driveway Parking
- Beautiful Condition
- South Facing Garden
- Seperate Office/Studio
- Council Tax Band: D

Rarely available is an opportunity to purchase this beautiful semi-detached cottage in one of Hampshire's most popular residential villages

The cottage is situated on the old Bridle Path which gives way to outstanding countryside and walks. From the front door you are immediately struck by the character of this lovely property with entrance hall providing access to a useful utility room and further door to the central kitchen/breakfast room a central feature of the home. From the kitchen a door gives way to



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dining Room which accesses the living Room to the rear. Bi Fold doors and the rear aspect window cleverly incorporates the feeling of outside space and the secluded plot. The staircase and First Floor landing provides access to both Bedrooms with fitted wardrobes and a feature bay to Bedroom 1. Unusually for a cottage of this type there is a First Floor Bathroom of an excellent size.

Waterfords are delighted to represent this lovely family home, and viewings are highly recommended to truly appreciate the beauty of the home and surrounding areas.

Approached by 'The Bridle Path' is a driveway which accesses a gated covered Car Port, the driveway extends to the side of the property and opens out to the rear garden.

Ewshot, a quaint village nestled between Church Crookham and the historic market town of Farnham, offers a unique glimpse into the tranquil charm of country life. Surrounded by lush green fields and rolling hills, Ewshot is a place where the pace of life slows, allowing residents to embrace a close-knit community and the natural beauty that defines rural living. With a rich history dating back centuries, Ewshot boasts an array of picturesque cottages and traditional farmhouses that reflect its agricultural roots. The village is characterised by its serene landscapes, dotted with vibrant wildflowers and ancient trees, creating a perfect backdrop for leisurely walks



and outdoor activities.

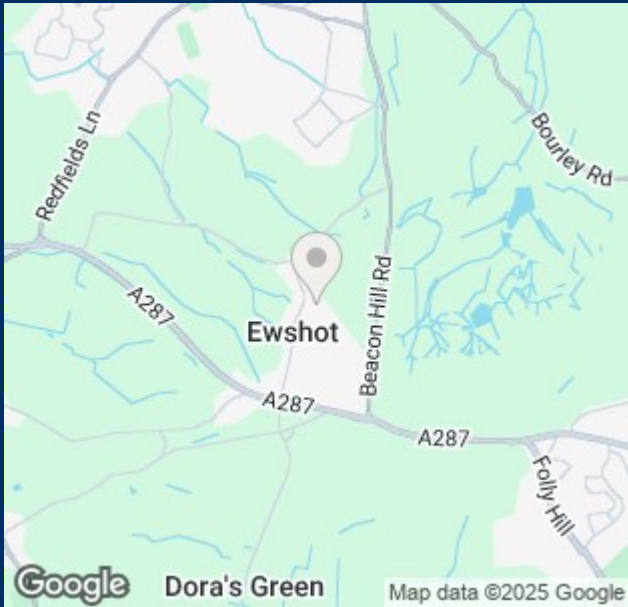
If character is what you are looking for then welcome to Bridle Path Cottages.

Disclaimer: This Information has been obtained and provided by the Property Owner

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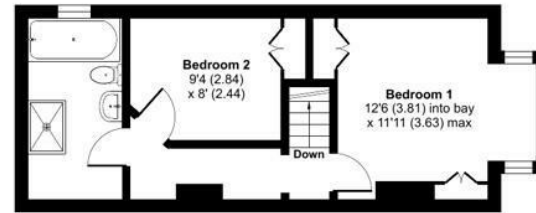
Bridle Path, Ewshot, Farnham, GU10

Approximate Area = 915 sq ft / 85 sq m

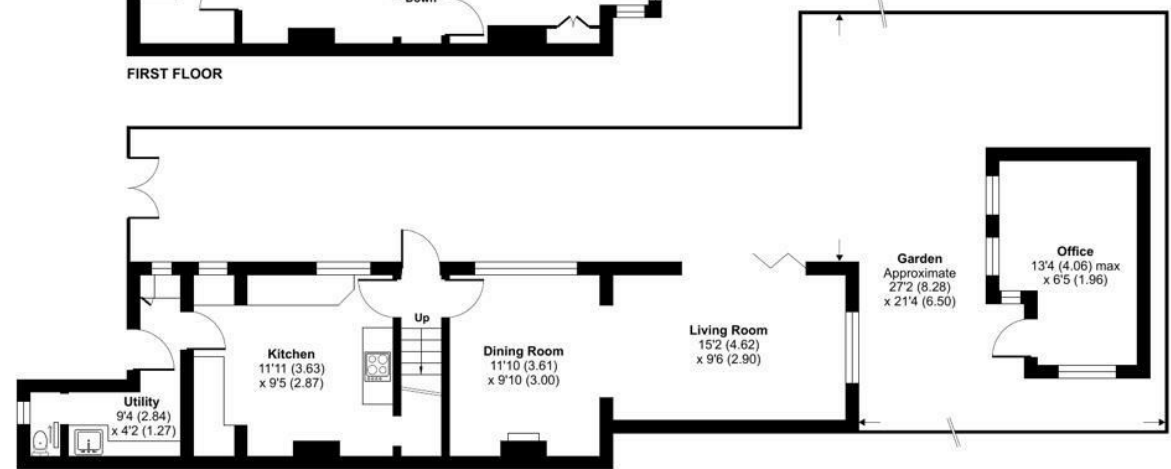
Outbuilding = 108 sq ft / 10 sq m

Total = 1023 sq ft / 95 sq m

For identification only - Not to scale



FIRST FLOOR



GROUND FLOOR



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © richcom 2024. Produced for Waterfords. REF: 1078805



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		85
(81-91) B		
(69-80) C		
(55-68) D	56	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

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