

# SALT LANE



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GODALMING, SURREY, GU8 4DH

Available: 16th December 2024

£3,500 PCM (Per Calendar Month)

Bungalow - Detached, 4 Bedroom  
2 Bathroom, 2 Reception  
Unfurnished



## Summary

A contemporary detached single-story residence with up to four bedrooms featuring an impressive wrap-around garden, including a gardener, a gated entrance, private garaging, and parking.

## Key Features

- Four Bedroom
- Detached Garaging
- Two Bathroom
- Gardener included
- Workshop
- Gated Entrance







## THE PROPERTY

### Description

The single-storey residence offers a bright, spacious kitchen that includes ample workspace and is fitted with appliances such as a dishwasher, oven, hob, fridge/freezer, built-in microwave, and a good-sized breakfast bar.

Adjoining the kitchen is a utility room and WC connected to a versatile study/fourth bedroom, both of which have direct garden access. Additionally, there is a separate dining room and a sitting room. The spacious sitting room also has access to the garden and the terrace with a large automatic awning. There are three further generous bedrooms; the master bedroom features an ensuite and built-in storage units, while the other two additional bedrooms share another family bathroom.

### Outside

The property is entered through a gated entrance with room for more than four cars, as well as a further detached double garage with a workshop. The stunning wrap-around garden includes a gardener service to help maintain it throughout the year.









## Location

Situated in Hydestile, this delightful rural location is a short drive from Godalming town centre, which offers a range of fantastic amenities and attractions. The well-connected Milford and Godalming mainline stations are a short distance away and provide convenient access to London Waterloo and Portsmouth. About four miles away is the A3, which will connect you to the M25, providing access to Heathrow and Gatwick airports.

Pets are considered on a case-by-case basis.

Utilities: Mains Gas, Electricity, Water & Waste

Deposit: 5 Weeks Rent (£4,038)

Holding Deposit: 1 Weeks Rent (£807)

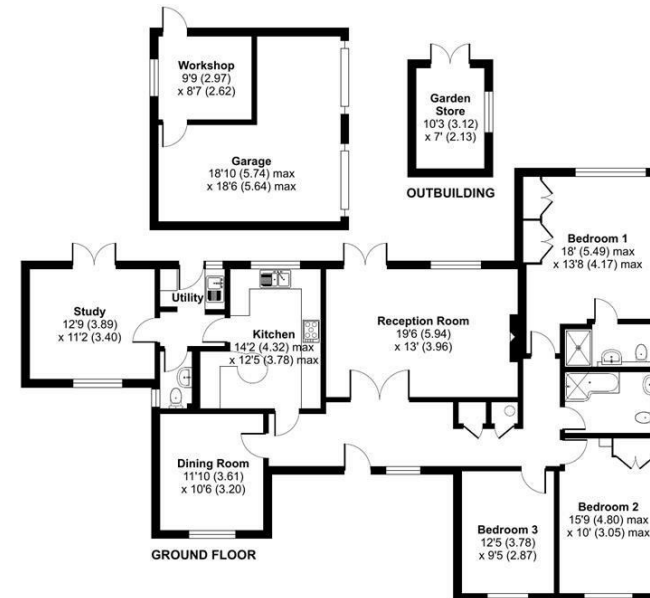
Waverley Borough Council Band: G

EPC: C



## Salt Lane, Godalming, GU8

Approximate Area = 1616 sq ft / 150.1 sq m  
Garage = 348 sq ft / 32.3 sq m  
Outbuilding = 72 sq ft / 6.7 sq m  
Total = 2036 sq ft / 189.1 sq m  
For identification only - Not to scale



 Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2023. Produced for Grantley, REF: 1026299.

## Godalming Lettings

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