

# LAKE COTTAGES





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THURSLEY, SURREY, GU8 6NG

Available: 7th November 2025

£2,200 Per Month (Per Calendar Month)

House - Terraced, 2 Bedroom  
1 Bathroom, 2 Reception  
Unfurnished

## Summary

Stunning, a completely refurbished two-bedroom house in a semi-rural setting located on a private estate.

## Key Features

- Two double bedrooms
- Estate Cottage
- Private Garden
- Two parking spaces
- Stunning rural location
- Pets considered on a case-by-case basis





## THE PROPERTY

### Description

The ground floor is finished with hard flooring throughout. The front door opens into a porch and hallway, leading to a spacious bay-fronted living room, a dining room and fitted kitchen with integrated appliances and French doors to the garden. There is also a downstairs cloakroom/utility with washer and dryer.

On the first floor there are two generous double bedrooms, both recently carpeted. The family bathroom includes a bath, separate shower, basin, and WC.

### Outdoors

The property benefits from a private, enclosed rear garden with a patio space leading onto into the lawn with planted borders. There is a garden shed and a rear gate providing access for bins. To the front, there is private off-street parking available for two cars.





#### Location

French Lane is a wonderful rural setting nestled between the villages of Thursley and Bowlhead Green, with bridleway access leading to miles of countryside walks. There is excellent road access to Guildford and London northbound on the A3, and to Portsmouth in the south.

Pets considered on a case-by-case basis.

Waverley Borough Council Tax Band: E

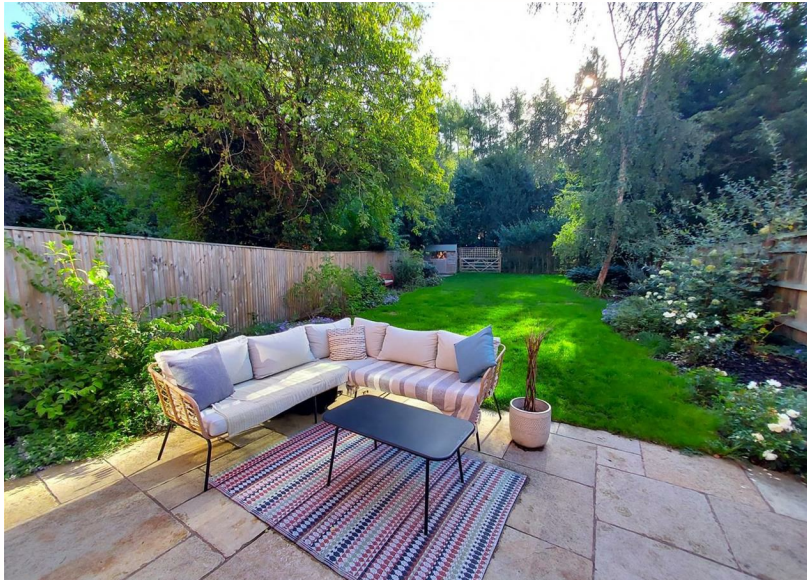
Utilities (charged in addition to rent payments):

- LPG tank: charged separately by the estate
- Private Water Supply: Charged by the estate based on Thames Water rates
- Shared Septic Tank: Costs shared equally (1/5) between five cottages
- Mains Electricity: Supplied and sub-metered by the estate
- Estate-supplied fibre broadband: approximately £30 per month

EPC: E

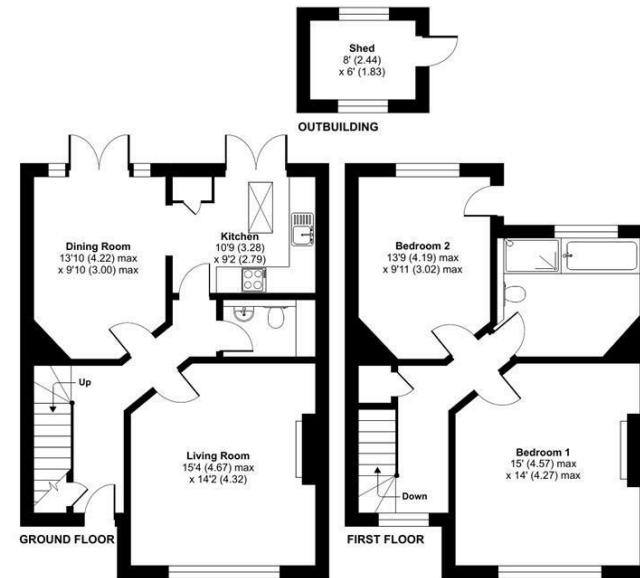
Deposit: £2,538 (five weeks' rent)

Holding Deposit: £507 (one week's rent)



#### Witley Park, Thursley, Godalming, GU8

Approximate Area = 1147 sq ft / 106.5 sq m  
Outbuilding = 48 sq ft / 4.5 sq m  
Total = 1195 sq ft / 111 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). © richrecom 2022. Produced for Grantleys. REF: 903995

## Godalming Lettings

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