



**Merriewood, Ockham Road South,
East Horsley, Surrey, KT24 6SL**

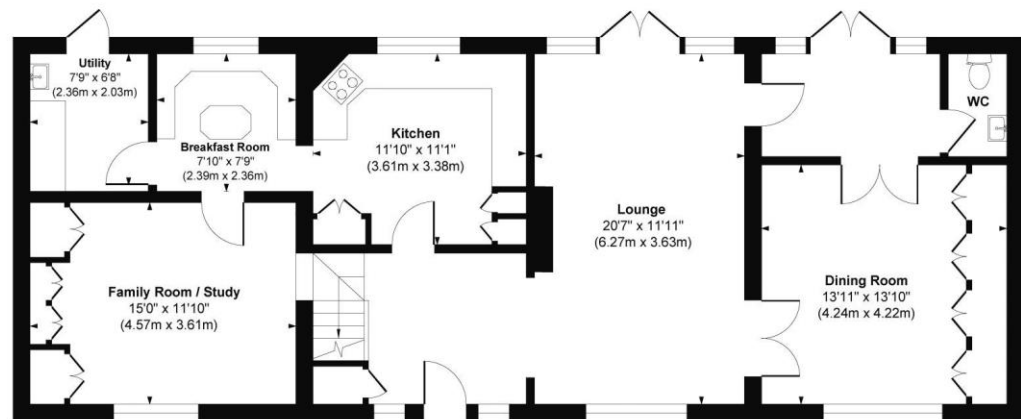
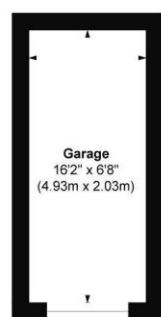
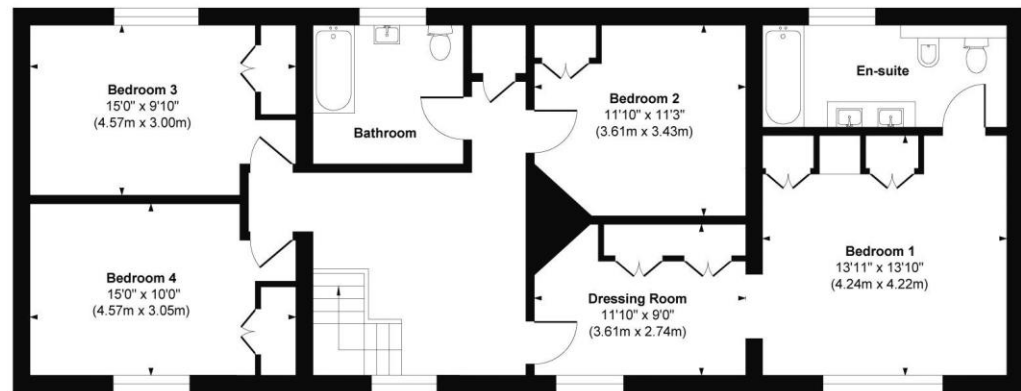
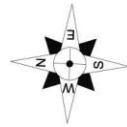
£1,395,000 Freehold

Directions

From our office in East Horsley turn left along the Ockham Road South continuing until you pass the Forest Road on your left hand side and Merrie Wood will be found on your left hand side.

Local Authority

Guildford Borough Council: 01483 505050



Approximate Gross Internal Floor Area 2387 sq. ft / 221.70 sq. m (Including Garage)
Illustration for identification purpose only, measurements approximate and not to scale, unauthorized reproduction is prohibited.



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A spacious, detached charming four bedroom family home set back from the road with stunning gardens, detached single garage and driveway parking within a short walk of village and train station.



THE PROPERTY A delightful 4 bedroom, 2 bathroom, 3 reception room family house located less than ½ mile from East Horsley village shops and station and a short walk from Horsley Sports Club. Set well back from the road there is a spacious driveway for parking for a number of cars with access into the detached single garage. Through a porch the front door leads you into the spacious and welcoming hall with a wide arch to the right into the lounge. This dual aspect, light and bright room has double doors out to the rear patio and garden and a painted brick fireplace as the focal point. Further double doors lead into the dining room with a charming full width library wall and access into a smaller reception area with further access into the garden and cloakroom. The kitchen houses an excellent range of shaker style kitchen units, granite work surfaces with a lovely view down the garden over the kitchen sink. The breakfast area to the side has a fixed table and booth style seating. The useful utility room is accessed from here with space and plumbing for a washing machine and tumble dryer as well as a door to the rear. The third reception room to the front of the house is ideal as a spacious family room or generous study. Upstairs the square landing gives access into the 4 double bedrooms and family bathroom. The principal bedroom boasts a dressing room and large ensuite bathroom. The rear garden is an absolute delight and offers a high degree of privacy. It is mainly laid to lawn with mature flower and shrub beds and patio. Please note that the property is available with no onward chain. Council Tax Band G.

