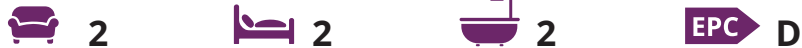




3 Palings Way

A delightful semi-detached property set within this popular quiet residential cul-de-sac close to village amenities.

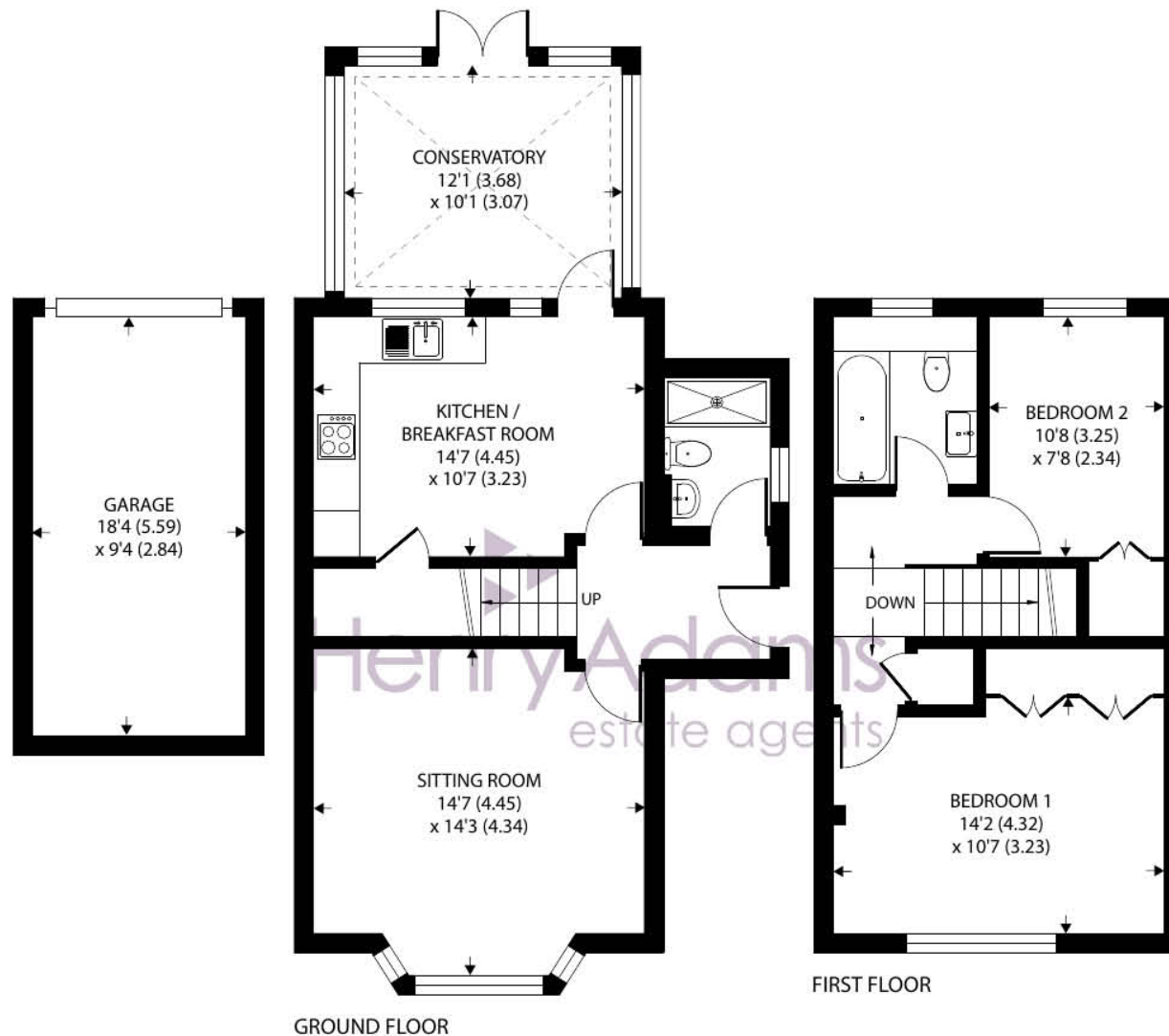


- ▶ Part Tile Hung Cottage Style House
- ▶ Cul-De-Sac Location In The Heart Of The Village
- ▶ Conservatory Overlooking The Garden
- ▶ Detached Single Garage
- ▶ Family Bathroom
- ▶ Pretty Courtyard Garden
- ▶ Downstairs Shower Room
- ▶ Large Kitchen/Breakfast Room
- ▶ Walking Distance To Local Amenities
- ▶ Attractive Sitting Room With Bay Window

Situated within walking distance of the village amenities of Fernhurst, 3 Palings Way is a generously sized two bedroom semi-detached house, set in an enviable position within a small select cul-de-sac of similar houses. The property features a large kitchen/breakfast room with useful larder cupboard, leading to a conservatory which overlooks the pretty courtyard garden. The light-filled sitting room with bay window and feature fireplace enjoys a front aspect overlooking the gardens. The property benefits from a downstairs shower room. Upstairs are two double bedrooms with fitted wardrobes and a family bathroom.

Outside there is a south westerly paved rear courtyard garden with areas of lawn and shrubbery to the side and front of the house; the property further benefits from a detached single garage.





Palings Way, Haslemere, GU27

Approximate Area = 999 sq ft / 92.8 sq m

Garage = 171 sq ft / 15.9 sq m

Total = 1170 sq ft / 108.7 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 2024. Produced for Henry Adams. REF: 1139303

Agents Note - Our particulars are for guidance only and are intended to give a fair overall picture of the property. They do not form part of any contract or offer, and should not be relied upon as a statement or representation of fact. Measurements, areas and distances are approximate only. Photographs may include lifestyle shots and pictures of local views. No undertaking is given as to the structural condition of the property, or any necessary consents or the operating ability or efficiency of any service, system or appliance. Please ask if you would like further information, especially before you travel to the property.

Directions

SATNAV: GU27 3HJ what3words: fans.clearing.brightens

Location

Conveniently located in Fernhurst, the village offers a comprehensive array of amenities including a popular primary school, newsagent/general store, post office, chemist, restaurants and a popular pub on the green by the church. The property is also within walking distance of the doctor's surgery. Stunning areas of National Trust and Areas of Outstanding Beauty can be found locally for walking and riding enthusiasts to enjoy. Haslemere is a short drive away and has a wider range of shops, restaurants and coffee houses and leisure facilities at the Lythe Hill Hotel and the Haslemere Leisure Centre. There are good road links to London and the south coast and Haslemere mainline station.

Mains: Gas, Electric, Water and Drainage

Council Tax Band: D (£2211.72) Chichester District Council

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