



32 Longdene Road, Haslemere, GU27 2PQ

Guide Price £725,000 - Tenure: Freehold

32 Longdene Road

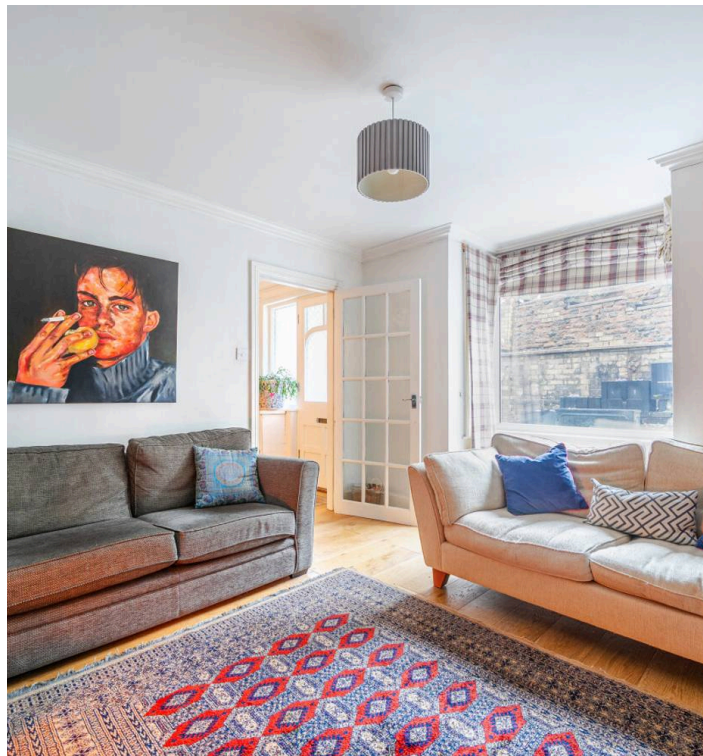
Haslemere

- Centrally Located With Flexible Accommodation
- Three or Four Bedrooms
- Sitting Room With Wood Burner & Bay Window
- Family Room / Bedroom 4 + Study
- Fantastic Views From Rear Facing Rooms
- Fabulous Kitchen / Dining Room With Bi-Fold Doors To Garden
- Bathroom With Bath & Shower, Separate Shower Room & Cloakroom
- Garage / Driveway / Under Garage Storage Space
- Short Walk Of Town & Station
- Split Level Garden With Patio And Deck

An excellent opportunity to acquire this spacious and adaptable three/four-bedroom semi-detached house ideally situated within a few minutes' walk of Haslemere town and mainline station.

Accessed via steps down through the front garden a reclaimed period front door opens into a generous oak floored entrance hall. The accommodation is arranged over three floors, on the ground floor is a spacious living room with bay window, a wood burning stove and oak flooring. Behind the sitting room is a family room/bedroom 4 again with oak floors and double-glazed window framing views over Haslemere. To the rear of the house a lobby off the entrance hall gives access to a study again with fantastic views and refitted shower room.

On the lower ground floor is a superb light and spacious kitchen/dining room with comprehensive range of fitted base and eye level units and separate dining space which boasts bi-fold doors that open onto the garden.



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Continued Text & Directions

On the first floor there are three double bedrooms, the principal with attractive bay window and bespoke plantation shutter; a refitted bathroom with bath and shower as well as a separate cloakroom completes the first floor accommodation.

Outside, to the front, a driveway provides off-street parking which leads to a good sized garage. If you follow the steps down to the front of the house a gate provides access to a storage area under the garage which in turn gives access to the rear garden. The garden benefits from a high degree of privacy and is arranged over two levels with a paved large paved patio accessible from the kitchen/dining room and steps down to a decked area at a lower level.

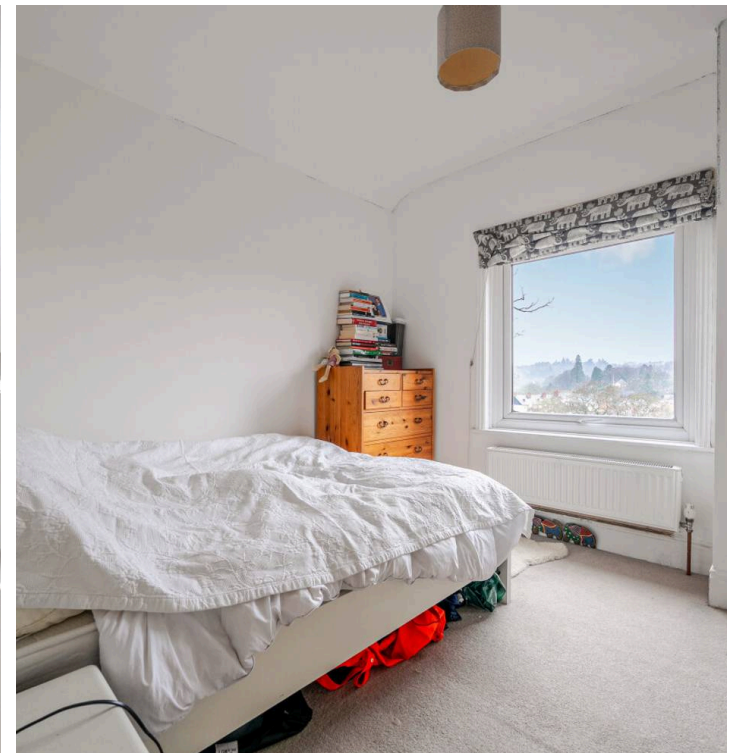
Mains: Gas, Electric, Water and Drainage

Waverley Borough Council- Band - E (£3,001.82)

EPC RATING: D

SATNAV: **GU27 2PQ** What3Words:
began.response.stickler

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Approximate Area = 1443 sq ft / 134 sq m

Garage = 237 sq ft / 22 sq m

Outbuilding = 237 sq ft / 22 sq m

Total = 1917 sq ft / 178. sq m

For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2025. Produced for Henry Adams. REF: 1251921



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