



## 5 Pegasus Close, Haslemere, GU27 3SZ

Guide Price £475,000 - Tenure: Freehold



# 5 Pegasus Close

## Haslemere

- Secluded Cul-De-Sac Location
- uPVC Double Glazing
- Large Rear Aspect Sitting Room
- Separate Dining Room
- Three Double Bedrooms
- Principal With Ensuite Shower Room
- Large Family Bathroom With Separate Shower
- Allocated Parking For Two Vehicles
- Enclosed Garden

This delightful, three double bedroom, terraced property is a light-filled modern family home of deceptively generous proportions. Located in a popular private cul-de-sac, 5 Pegasus Close is in excellent decorative order throughout benefitting from improvements made by the current owners.

The ground floor accommodation comprises an entrance hall leading to a well appointed kitchen with ceramic floors. From the hallway there is a separate dining room enjoying a front aspect. To the rear of the property, overlooking the pretty garden, is a large sitting room with French doors leading on to the patio.

On the first floor there are three double bedrooms (all with new carpets laid in November 2024), the principal with fabulous refitted ensuite shower room and bespoke wardrobes. A large family bathroom with bath and separate shower completes the first floor accommodation.





## 5 Pegasus Close

### Continued Text, Directions & Location

Outside, the front provides parking for two vehicles and hidden bin storage. At the rear the secluded garden is mainly laid to lawn with planted borders and patio area. From the garden there is gated access to a path which leads to the front of the property. In front of the property are two allocated parking spaces.

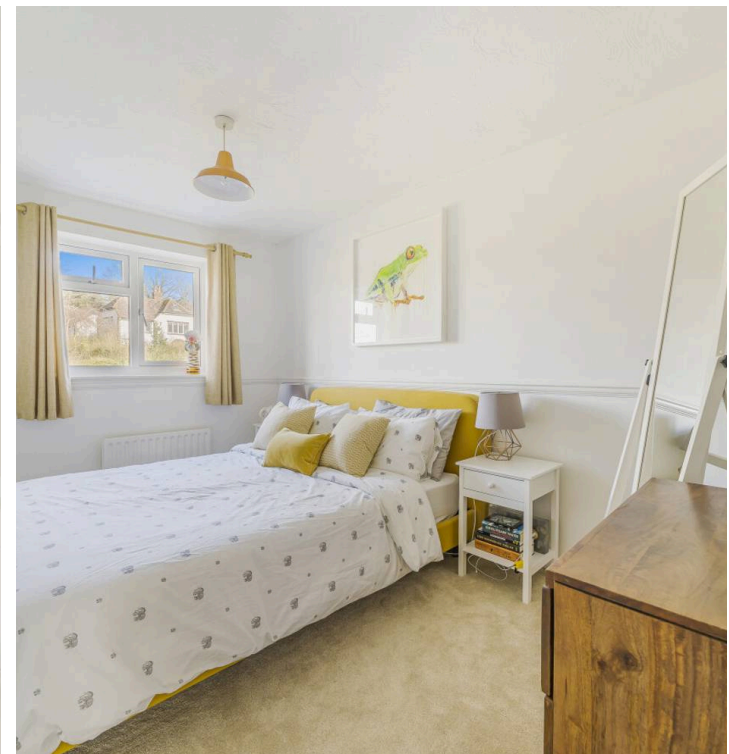
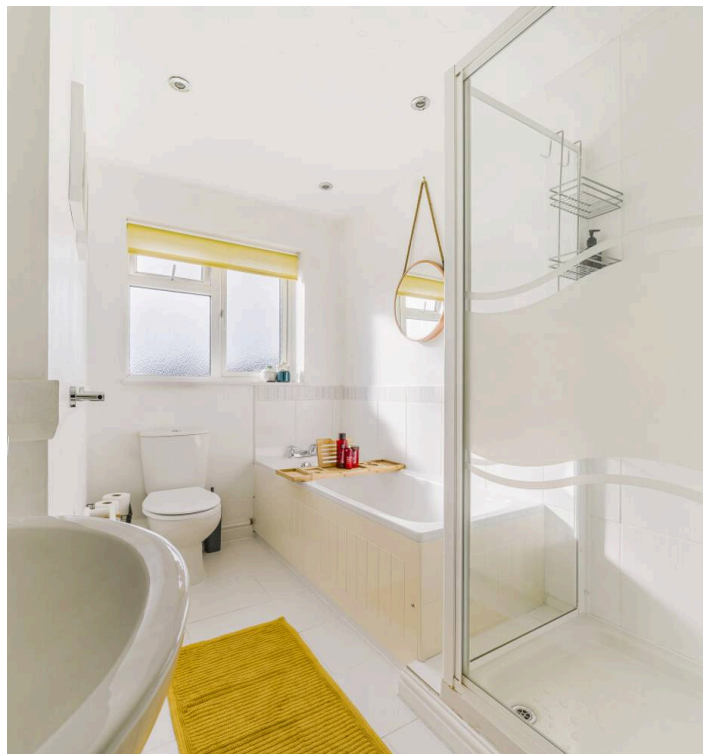
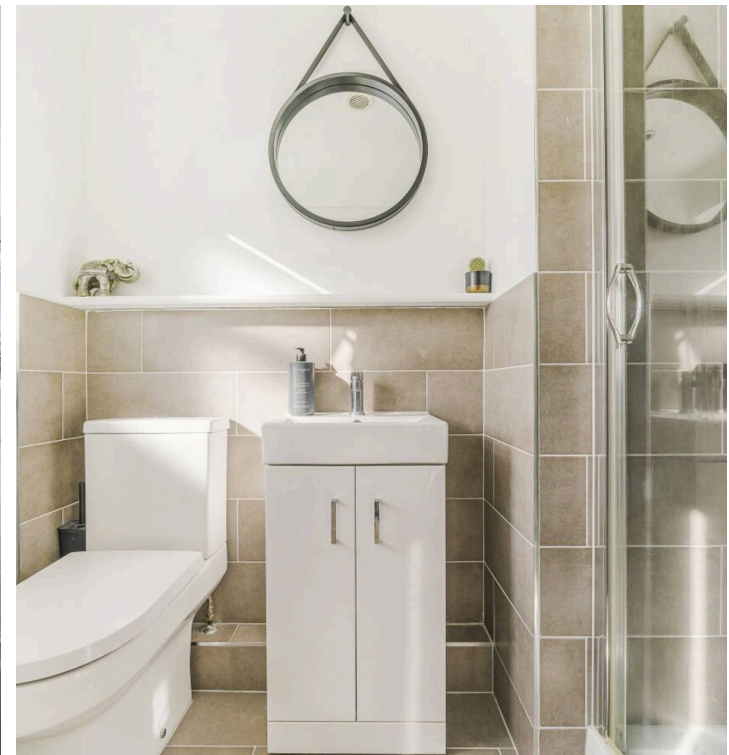
5 Pegasus Close is a fantastic family home that effortlessly blends style with functionality.

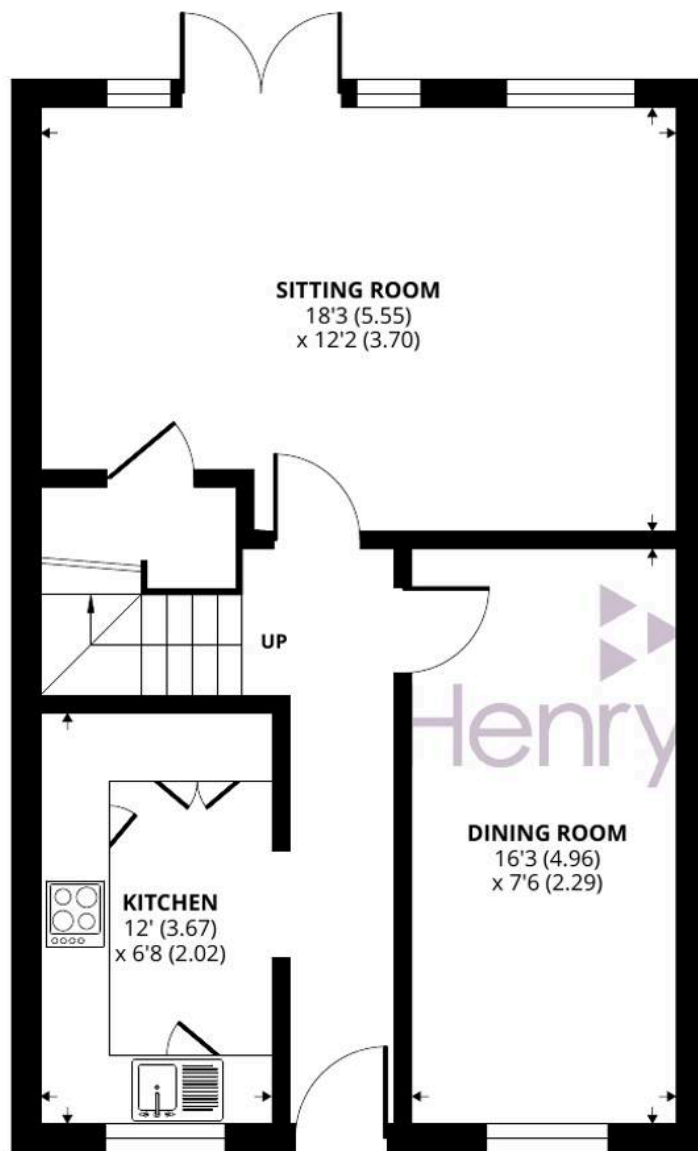
**Service Charge:** We have been informed by the Vendor that each property is part of Pegasus Close Management Ltd and pays £150 per annum service charge.

**West Sussex C.C Band:** E (£2865.12) // **EPC RATING:** C // **Mains:** Electric, water, and drainage

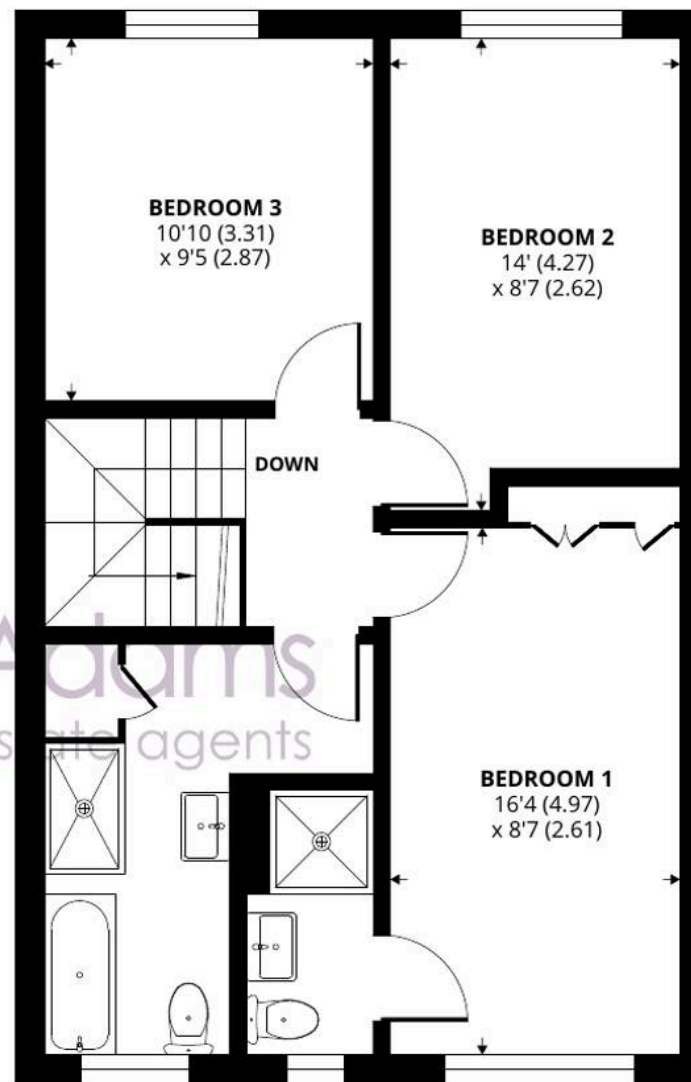
**SATNAV:** GU27 3SZ /// what3words: symphonic.exchanges.pounces

**Location:** The property is located in the hamlet of Hammer on the fringes of Haslemere and close to Camelsdale. Haslemere town centre is about 2 miles away and offers a good range of independent shops, boutiques, restaurants, coffee houses, Waitrose and M&S Food Hall. There are good road links to London and the south coast and the mainline station offers a fast train service to London Waterloo in around 49 minutes. There are excellent schools locally for all ages and leisure facilities including The Haslemere Leisure Centre. The surrounding area has some stunning countryside.





**GROUND FLOOR**



**FIRST FLOOR**

## 5 Pegasus Close, Haslemere, GU27 3SZ

Approximate Area = 1060 sq ft / 98.4 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.  
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Agents Note - Our particulars are for guidance only and are intended to give a fair overall summary 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.