



5 Fir Tree Avenue, Haslemere, GU27 1PL

Guide Price £650,000 - Freehold



# 5 Fir Tree Avenue

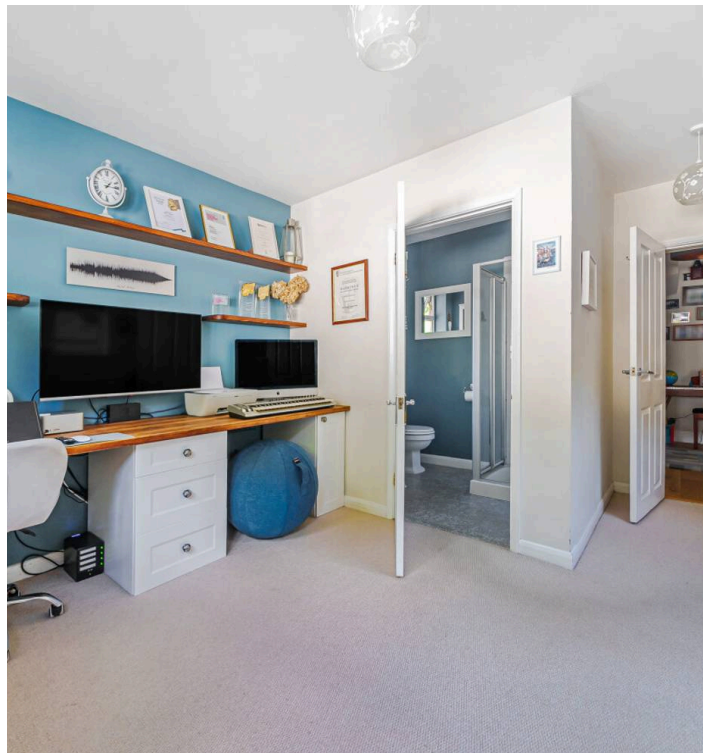
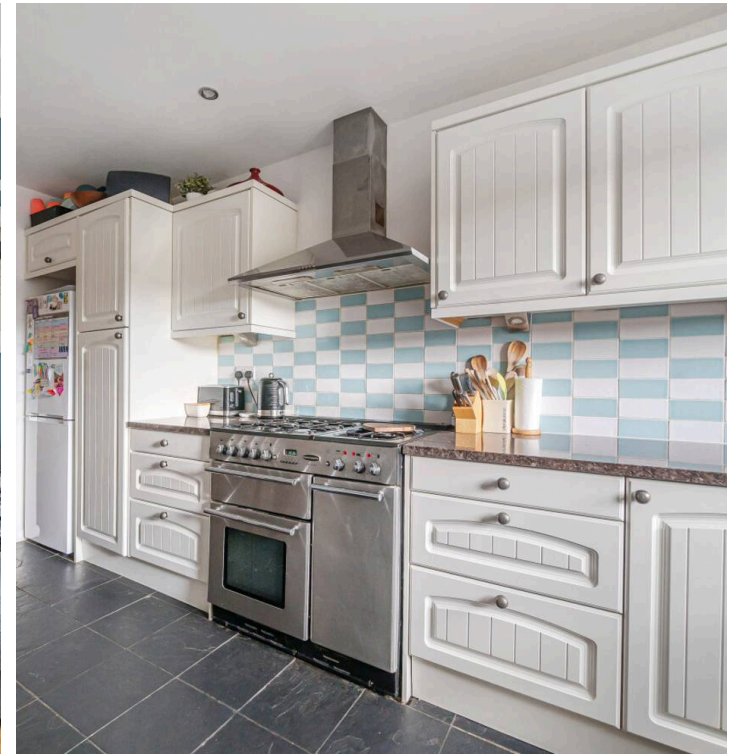
Haslemere, Haslemere

- Stunning Terraced Garden
- Front Aspect Sitting Room With Log Burner & Bay Window
- Driveway With Off Street Parking For 2 Cars
- Outdoor Kitchen
- Stunning Elevated Views
- Dining Room With French Doors Into The Garden
- Utility Room
- Quiet Cul-De-Sac Location
- Close To Countryside Walks & Woolmer Hill School
- Potential To Extend STPP

5 Fir Tree Avenue is a charming detached family home, offering flexible living spaces and a beautifully landscaped garden, set on a slightly elevated plot with picturesque views.

Upon entering, you are welcomed by a spacious hallway with convenient storage beneath the stairs. To the left, the cosy sitting room, complete with a bay window and a log burner, is perfect for relaxing. On the right, the modern galley kitchen leads to a utility room with side access (ideal for coming back from those countryside walks). The dining room at the rear opens through French doors to the garden, seamlessly blending indoor and outdoor living. Also on the ground floor, you'll find a versatile double bedroom with an en-suite, currently used as an office or guest room.

Upstairs, there are three further bedrooms and a well-appointed family bathroom. Two of the bedrooms are generous doubles, with the main bedroom enjoying serene views over the garden.





# 5 Fir Tree Avenue

## Continued Text & Directions

Outside, a driveway offers off-street parking for two cars, and the expansive, terraced garden is a true highlight. Featuring a children's play area, a BBQ/entertainment space, and an outdoor kitchen, it's the perfect spot for gatherings. The garden is mostly laid to lawn with mature planting, and the elevated position provides lovely treetop views to the front.

5 Fir Tree Avenue presents a fantastic opportunity for a young family seeking a detached home in a peaceful cul-de-sac, all while being close to the convenience of Wey Hill's amenities.

Mains: Gas, Electric, water, and drainage

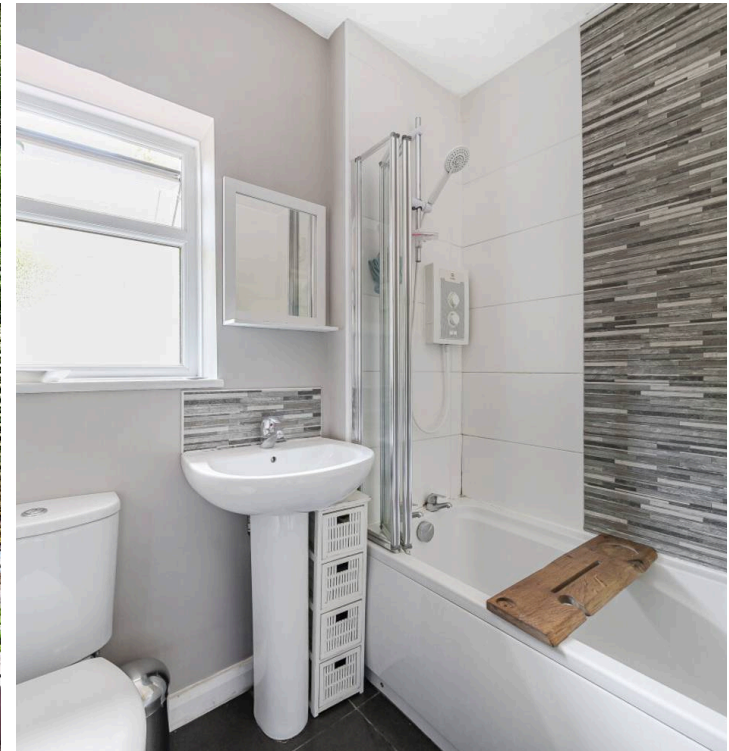
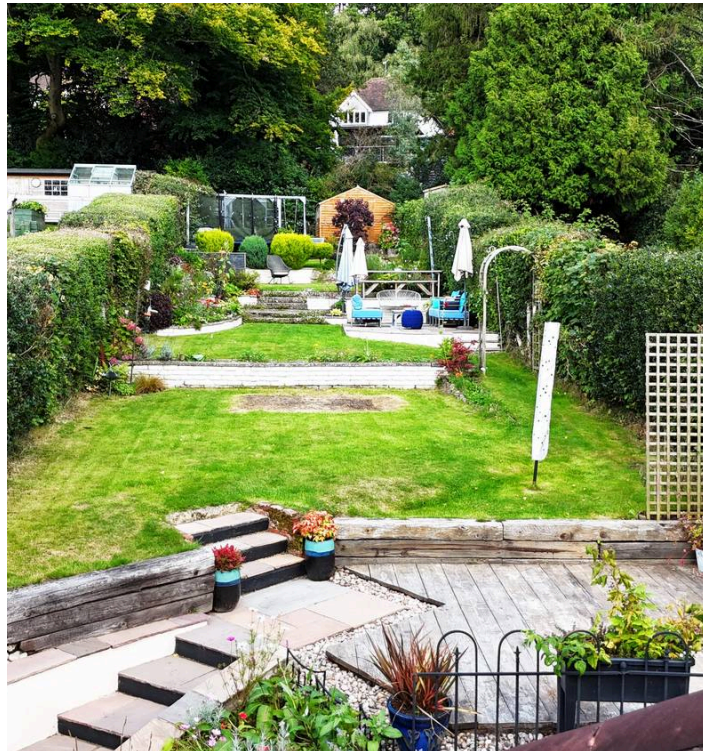
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reputable.discount.servants

Waverley Borough Council Tax Band: E (3,001.82)

EPC RATING: D

Location: The property is conveniently located for schools, shops, the station and A3. Haslemere is an attractive town with a good range of independent shops and boutiques, restaurants and coffee houses. 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 local schools for all ages and leisure facilities including The Edge which is within easy reach and also The Haslemere Leisure Centre. The property is surrounded by delightful countryside with footpaths nearby leading up onto Bramshott Chase and beyond.

Instagram: Follow us @haslemerepropertyclub





## Fir Tree Avenue, Haslemere, GU27

Approximate Area = 1179 sq ft / 109.5 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: 1184907





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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.