



Gable End

Bramley, Surrey





A recently built family home in an elevated position with a beautiful outlook over Bramley golf course.

Bramley 1.3 miles, Farncombe Station 2 miles (London Waterloo from 38 minutes), Godalming 3 miles (London Waterloo from 39 minutes), Guildford 3.5 miles (London Waterloo from 32 minutes), London 35 miles, Heathrow 27 miles, Gatwick 26 miles, Farnborough Private Airport 16 miles. (Distances and times approximate).

		
6	6	7

Summary of accommodation

Entrance hall | Kitchen/Dining room | Family room | Sitting room | Utility room | Study | WC
Media room | Gym | Games room | Reception room | Library | Plant room | Shower room

Principal bedroom with ensuite bathroom, dressing room and mezzanine | Three bedrooms with ensuite bathrooms
Two further bedrooms with a family bathroom | Office

Garden and Grounds

Landscaped gardens | Summer house | Outbuildings | Tennis Court

Set in all about 2.5 acres and 8,582 sq ft

Situation

Gable End is located in a quiet and secluded position, with a lovely outlook over the popular Bramley golf course. It is very close to both the historic market town of Godalming, which provides a good range of shops for everyday needs and Guildford providing more extensive facilities.

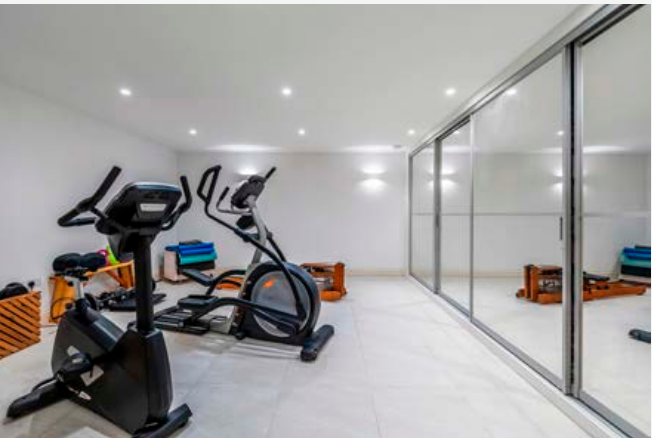
Communications to the house are excellent with Farncombe Station (2 miles) providing a regular service to London Waterloo taking from 38 minutes, Godalming station (3 miles) taking from 39 minutes or Guildford (3.5 miles) taking from 32 minutes. The A3 at Compton lies around 4 miles away allowing access to London (35 miles), Heathrow (27 miles), Gatwick (26 miles), as well as the broader motorway network.

The area boasts a range of highly regarded schools, including but not limited to St Catherine's in Bramley, Longacre School and Wonersh & Shamley Green Primary School in Shamley Green, Cranleigh School in Cranleigh, Prior's Field and Charterhouse in Godalming. Guildford's prestigious schools (Royal Grammar School, Guildford High and Tormead) are also easily accessible by both car and bus.

The area has very good recreational facilities with numerous golf courses nearby including Bramley and West Surrey most locally.

Horseracing and Polo can be enjoyed at Ascot, Sandown, Kempton, Epsom, Goodwood, Hurtwood Park and Cowdray Park.

The Yvonne Arnaud Theatre is nearby in Guildford, with Loseley Park and gardens and numerous National Trust sites including Clandon Park, Winkworth Arboretum and Polesden Lacey also within each reach. The Surrey Hills, an Area of Outstanding Natural Beauty, provides wonderful opportunities for walking, riding and country pursuits.



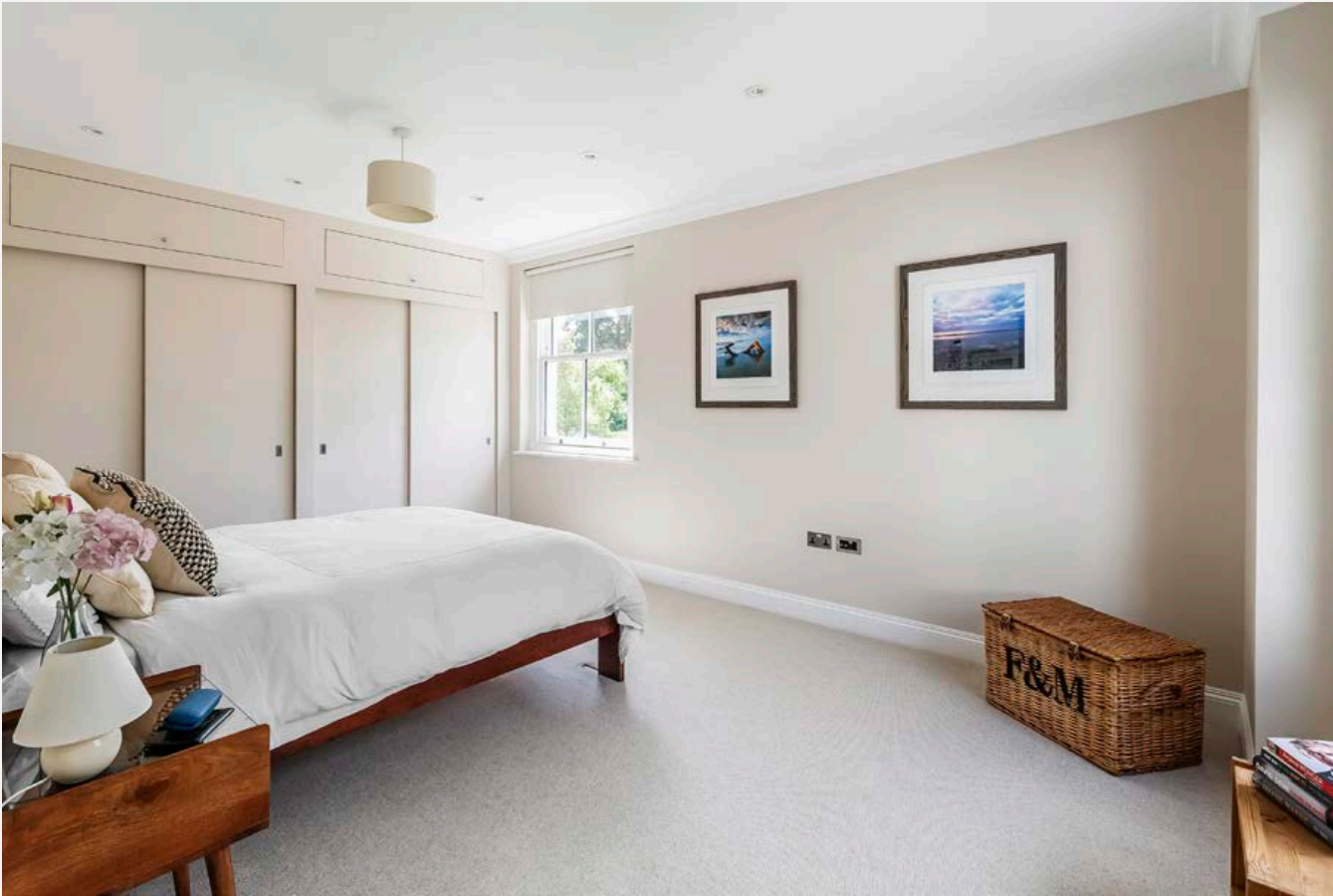
Gable End

Gable End is a superb family home nestled in a prime position and offering six spacious bedrooms. The house combines luxury living with space, privacy, and a host of exceptional features. The spacious living areas flow seamlessly and are perfect for entertaining or relaxing in style. Set within an expansive plot of around 2.5 acres that adjoin Bramley golf course, this impressive home and large landscaped garden offer sweeping green views and a sense of serene exclusivity.

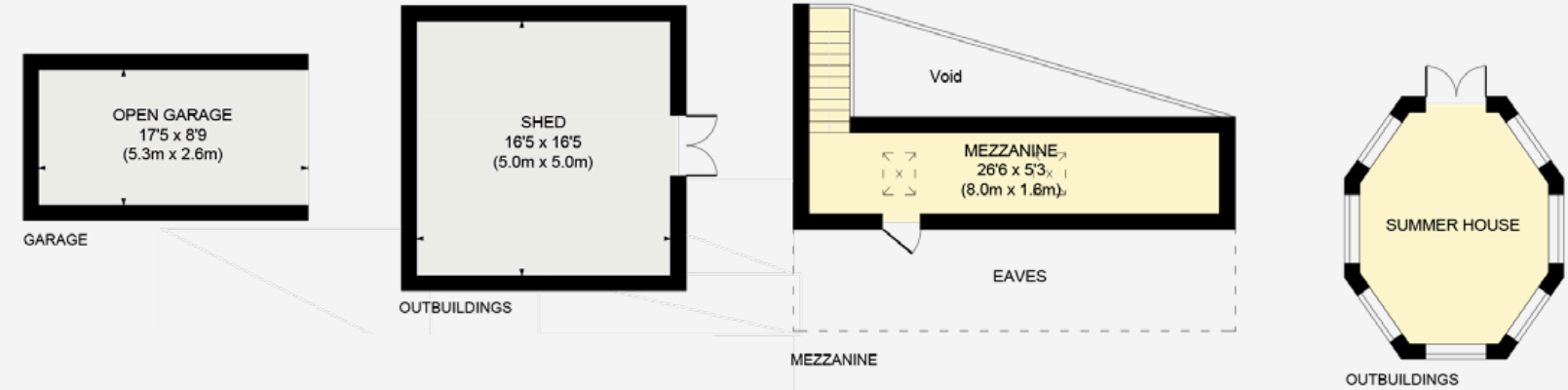
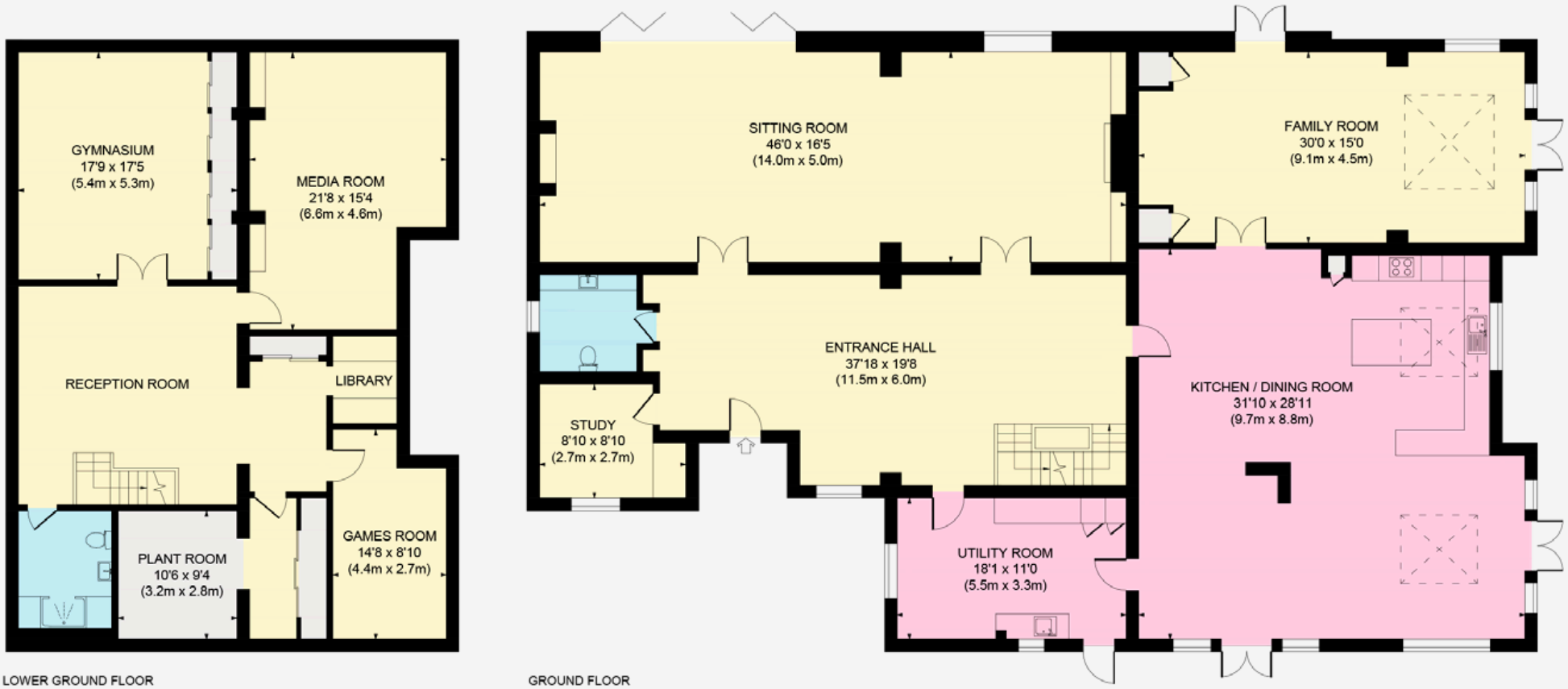
Built just over 10 years ago, the property has been thoughtfully designed to blend timeless elegance with modern comfort.







Approximate Gross Internal Floor Area
Main House: 7,763 sq. ft / 721.28 sq. m
Garage: 151 sq. ft / 14.09 sq. m
Outbuildings: 668 sq. ft / 62.07 sq. m
Total: 8,582 sq. ft / 797.29 sq. m



This plan is for guidance only and must not be relied upon as a statement of fact. Attention is drawn to the important notice on the last page of the text of the Particulars.

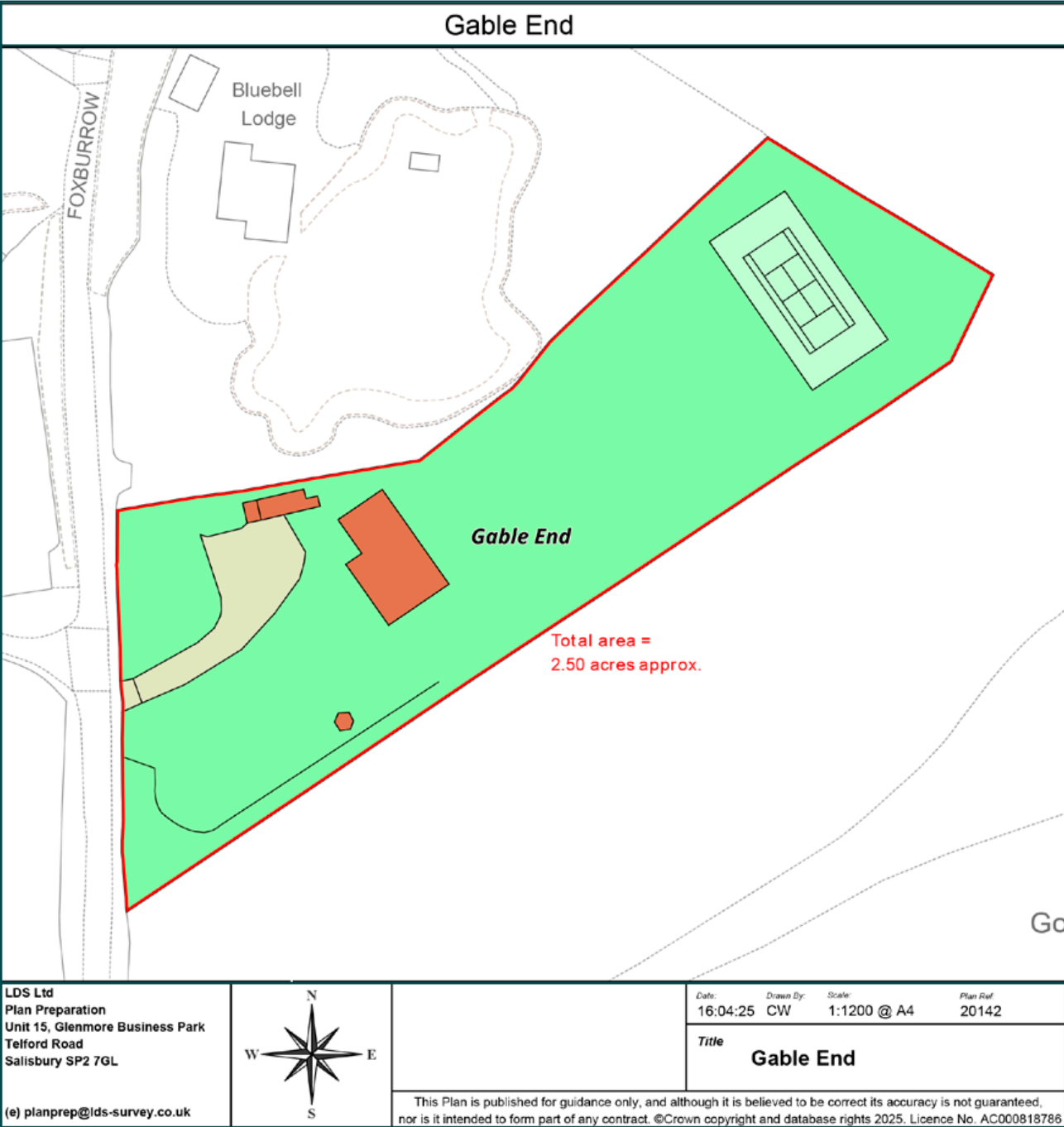


Outside

The gardens and grounds have been beautifully landscaped and offer a hard tennis court, a charming summer house ideal for quiet escapes or social gatherings, water features for tranquil reflection alongside a prolific vegetable patch and generous outbuildings with ample space for storage.

Whether you're a family seeking room to grow, or simply looking for a refined retreat in a unique setting, Gable End offers a rare opportunity to enjoy country-style luxury.





Property Information

Services:
Our clients informed us that the property has main water and electricity. The property uses air source heat pumps (mains gas is available if preferred) and has private drainage.

Tenure:
Freehold.

Local Authority:
Waverley Borough Council
01483 523333

Council Tax:
Band G

EPC:
Band D

Postcode:
GU5 0BU

what3words:
///mixer.files.marker

Viewings:
All viewings strictly by appointment only through the vendors' sole selling agents, Knight Frank LLP.





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Fixtures and fittings: A list of the fitted carpets, curtains, light fittings and other items fixed to the property which are included in the sale (or may be available by separate negotiation) will be provided by the Seller's Solicitors.

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Particulars dated May 2025. Photographs and videos dated May 2025

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