



ARCHWAYS

GU27



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A modernised period family home located in one of Haslemere's
premium roads



Local Authority: Waverley Borough Council

Council Tax band: H

Tenure: Freehold

Guide Price: £2,500,000



THE PROPERTY

This exciting and unique five bedroom detached home has been superbly designed to incorporate the best of modern living with traditional values. The property occupies an elevated position within a 5- minute walk of Haslemere Town.

Refurbished to an extremely high standard this exceptional home offers bespoke fittings and a high specification throughout and provides all the pre-requisites for modern family living. Huge picture windows to the reception rooms allow an abundance of natural light to fill the internal spaces and create a feeling of openness.







THE PROPERTY

Internally of particular note, is the open plan kitchen/day room. This truly magnificent space takes full advantage of the panoramic views with double doors opening out to the terrace. The contemporary kitchen comprises of a range of units with integrated appliances with walk in pantry. A utility room pantry provides a useful extension to the kitchen with access to the rear garden. The living room enjoys a double aspect with a bay window, of note is the open fireplace with stone surround. An office and cloakroom complete this floors accommodation. Stairs ascend from the entrance hallway with a glass doored wine store into an impressive lower ground floor reception space which has bi-folding doors opening on to the terrace. There is a bar area and a cloakroom and a gym area. On the first floor bedroom one has a dressing room and an impressive ensuite bathroom with bath and walk in shower. There are two further bedrooms with ensuite shower rooms and two further double bedrooms.

Set within 0.61 acres the gardens feature a large terrace area across the rear of the property, with an attractive heated outdoor pool and a lawned area beyond with a range of mature topiary shrubs and trees.



LOCATION

Archways is located towards the High Street end of Three Gates Lane, one of the most desirable addresses in the town of Haslemere. The town nestles in the Surrey Hills and offers excellent shopping facilities for day to day needs, a choice of restaurants including the recently opened “Coppa Club”, along with a tennis club and the Herons Leisure Centre. More comprehensive shopping facilities are available in the nearby towns of Godalming and Guildford which are easily accessed via the A286 and the A3.

Communications are superb, with the A3 providing easy access to London, the M25 and Gatwick, (1 hours drive) Heathrow (40 minutes drive) and Southampton airports. (Times are approximate)

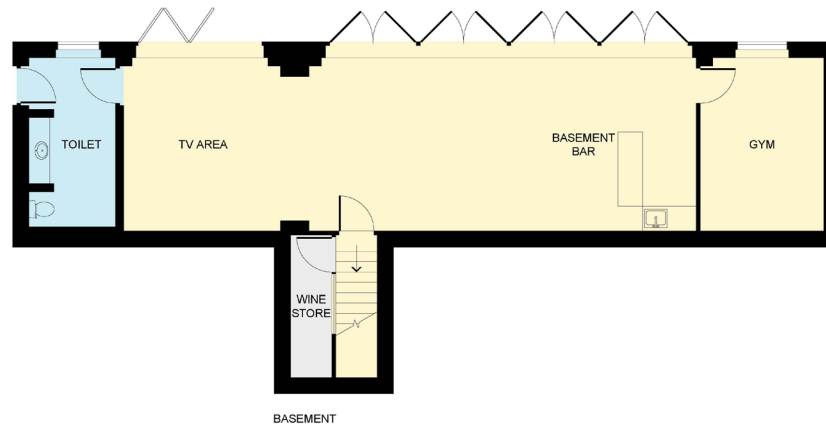
Distances

- Haslemere Town Centre 0.3 miles
- Haslemere Mainline Station 1 mile (London Waterloo 56 minutes)
- Godalming 7.9 miles (London Waterloo 48 minutes)
- Guildford 12 miles (London Waterloo 40 minutes)
- London 40 miles (Distances and times are approximate)









Approximate Gross Internal Area
5721 sq ft / 531.5 sq m



This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them. (ID767266)

We would be delighted
to tell you more.

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