



WHITE HOUSE

Pewley Hill, Guildford, Surrey



A DETACHED PERIOD HOME SET ON THE HIGHLY DESIRABLE PEWLEY HILL WITH ENDLESS POTENTIAL

Summary of accommodation

Ground Floor: Entrance hall | Kitchen/breakfast room | Family room | Drawing room | Dining room | Utility room | Cloakroom

First Floor: Principal bedroom suite with double doors onto a generous balcony with far reaching views over Guildford
Four further bedrooms | Family bathroom

Garden and grounds: Beautifully mature gardens, predominantly laid to lawn with patio terrace and pond
Driveway offering ample off-street parking

In all about 0.284 acres

Distances: Guildford High Street 0.3 mile, Guildford mainline station 0.8 mile (from 32 minutes to London Waterloo)
A3 (northbound) 1.9 miles, A3 (southbound) 2.3 miles, M25 (Junction 10) 8.9 miles, Heathrow Airport 21 miles
Gatwick Airport 35.2 miles, Central London 31.7 miles (All distances and times are approximate)

SITUATION

Guildford's popular Pewley Hill, one of the town's best roads, is perfectly located moments from Guildford's attractive High Street. The slightly elevated position benefits from outstanding views over the town and beyond. At the top of the road is the popular Pewley Downs which offers fabulous walks with stunning panoramic countryside views, just 420 metres from the house.

Surrounded on three sides by the Surrey Hills Area of Outstanding Natural Beauty, Guildford is a popular choice for enjoying both town and country living and within 30 miles of central London.

Guildford provides extensive shopping, restaurants, bars, entertainment and sporting facilities, with historic buildings providing backdrops at every turn. In the centre is the medieval Guildford Castle with landscaped gardens and views from its square tower. The town hosts both a bustling Friday and Saturday market as well as a farmer's market on the first Tuesday of each month.

Schools: Tormead, Guildford High School, George Abbot School, Royal Grammar School and Royal Grammar Preparatory School, St Peter's Catholic School, St Thomas of Canterbury Catholic School, Guildford County School, Pewley Down Infant School, Holy Trinity Junior School, Boxgrove Primary School, St Catherine's, Charterhouse, Aldro.

Amenities: G Live, Yvonne Arnaud Theatre, Pit Farm Tennis Club, Merrow Tennis Club, Surrey Sports Park, Spectrum Leisure Centre, Bramley Golf Club, West Surrey Golf Club, Guildford Golf Club, Worplesdon Golf Club.



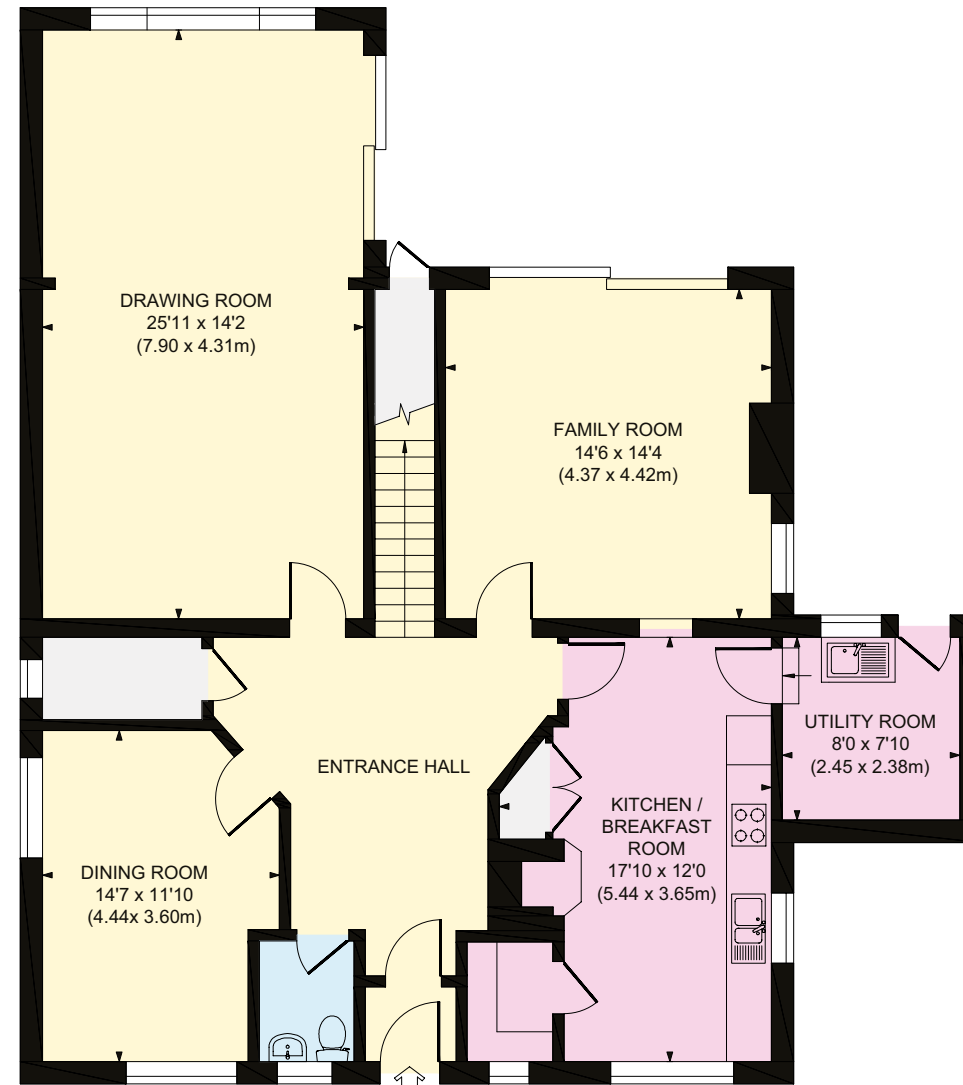
THE PROPERTY

White House is a beautifully positioned detached family home offering generous and well-balanced accommodation, set within mature and particularly private gardens on the sought-after slopes of Pewley Hill.

The property enjoys a light-filled interior, with large picture windows and sliding doors that frame the outstanding garden outlook and allow a seamless connection between indoor and outdoor living. The principal reception room is an impressive dual-aspect drawing room, enjoying direct access to the terrace and gardens beyond, ideal for both entertaining and everyday family life. A separate dining room and well-proportioned family room provide further versatile living space.

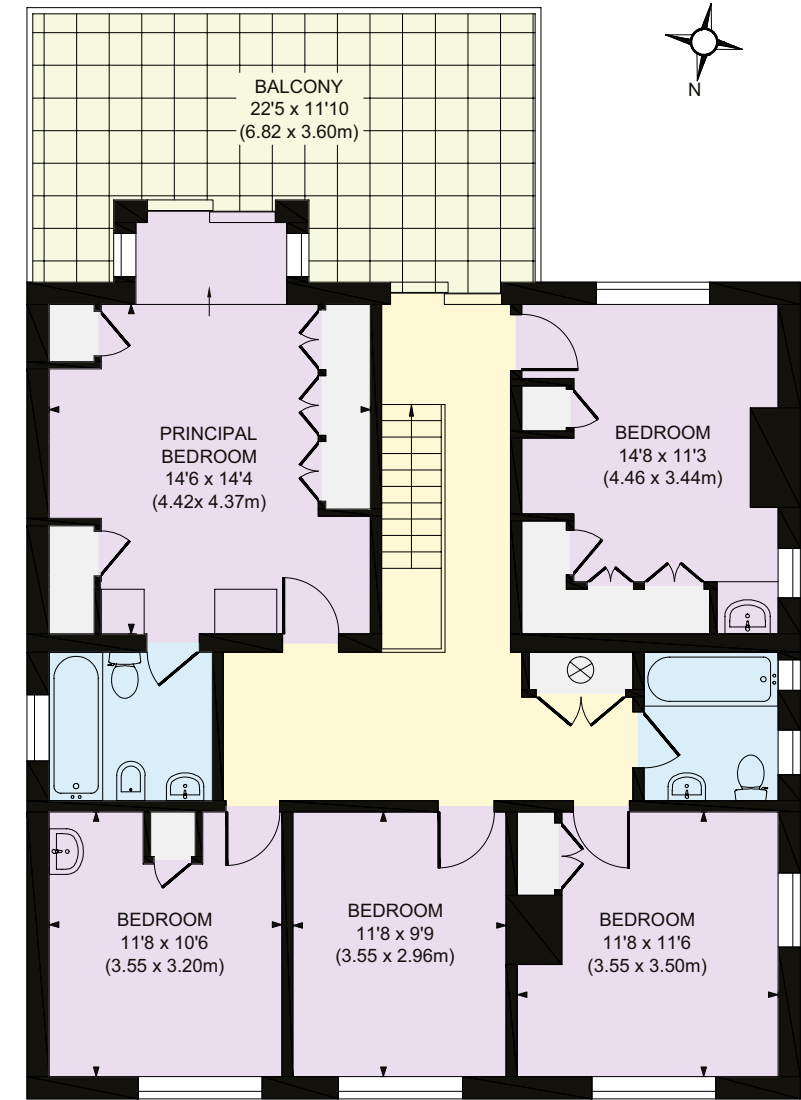
On the first floor, the accommodation comprises a spacious principal bedroom with en suite, alongside four further well-sized bedrooms, all served by a family bathroom, offering flexibility for growing families or visiting guests.





Ground Floor

Approximate Gross Internal Area
2,433 sq. ft / 226.06 sq. m



First Floor

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.

- Reception
- Bedroom
- Bathroom
- Kitchen/Utility
- Storage
- Outside



White House presents an excellent opportunity to acquire a substantial home in a prime location, with further scope to update or extend, subject to the usual permissions.

GARDEN AND GROUNDS

Externally, the property is a true highlight. The established gardens feature a generous paved terrace, beautifully planted borders, and expansive lawn, all enjoying a high degree of privacy. The elevated position provides delightful outlooks over Guildford and the surrounding countryside.







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PROPERTY INFORMATION

Services: We are advised by our clients that the property has mains water, electricity, drainage and gas central heating.

Local Authority: Guildford Borough Council

Energy Performance Certificate: Rating D

Council Tax Band: G

Tenure: Freehold

Directions

What3Words: ///trunk.renew.being

Postcode: GU1 3SN

Viewings: Viewing is strictly by appointment through Knight Frank, the sole selling agent.



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