



3 F B Cottages, Petworth Road, Chiddingfold, GU8 4UJ
Price Guide £400,000 Freehold

CLARKE  GAMMON

3 F B COTTAGES PETWORTH ROAD GODALMING SURREY, SURREY GU8 4UJ

Pretty Victorian three
bedroom terraced cottage

Requires extensive
modernisation &
improvement

Front and rear gardens -
parking for 2 cars in the
church car park.

Walking distance of village
shops and school

Offered to the market with
no onward chain.

Living room with with open
kitchen area

Larger 2nd reception room &
conservatory

Ground floor bathroom

Two 1st floor beds - 2nd
floor bedroom three

Older style double glazing
and gas boiler



**An amazing opportunity to buy a
project property with huge
potential, charm and character,
offered to the market with no
onward chain, in the heart of the
popular village of Chiddingfold.**

THE PROPERTY

Dating back to 1883, this character Victorian cottage is being sold with no onward chain and requires a considerable amount of modernisation and improvement, but is an excellent opportunity to buy a property where a buyer can stamp their own identity on such a rarely available character cottage. The cottage has classic red brick and tile hung elevations of its time with accommodation over 3 floors. The cottage is set well back behind its lawn front garden and in a terrace of just four cottages once owned by the Sadler Estate and occupies an established position, next to St Teresa of Avila, Catholic Church and within walking distance of the village shops and primary school.

The accommodation comprises, ground floor - front aspect living room and open plan kitchen, 2nd reception room, bathroom and conservatory. On the 1st floor are two bedrooms and a 3rd bedroom is third bedroom. There are older style double glazed windows and gas central heating.



THE GROUNDS

The property is set back from the Petworth Road behind its lawn front garden which is open plan with the other front gardens of the other cottages. To the rear is a good size garden, part paved, enjoying a north westerly aspect for good afternoon and evening sunshine. There will be 2 parking spaces available for the residents of the cottage in the next door church car park.

SITUATION

Chiddingfold is famous for its picturesque village green and period properties and provides amenities including convenience store, doctors surgery, Boots chemist, traditional family butchers and tea room. There are three churches, two public houses and an excellent village primary school plus a good selection of state and private schools for all ages nearby. The area as a whole is surrounded by beautiful countryside, much of it National Trust owned. The A283 bisects the village and gives access to the A3 at Milford which provides links to London and the motorway network. There is a choice of railway stations nearby, the closest being Witley. More comprehensive amenities can be found in Haslemere, Godalming and Guildford.

Village Green, shops and pubs - 0.25 miles
Village school - 0.15 miles
Witley station - 2.4 miles
Haslemere - 5 miles
A3 access at Milford - 5.3 miles
Godalming - 5.7 miles
Guildford - 11 miles

All distances approximate

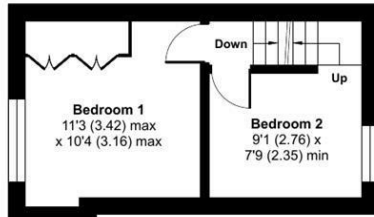
Petworth Road, Chiddingfold, Godalming, GU8

Approximate Area = 940 sq ft / 87.3 sq m

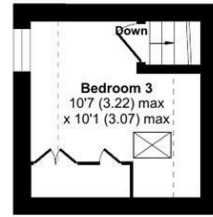
Limited Use Area(s) = 52 sq ft / 4.8 sq m

Total = 992 sq ft / 92.1 sq m

For identification only - Not to scale



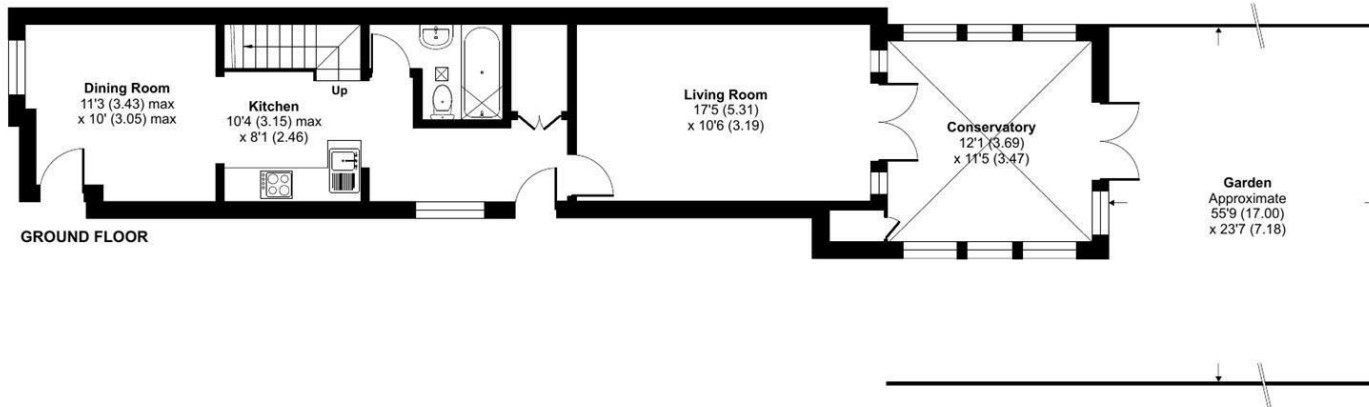
FIRST FLOOR



SECOND FLOOR



Denotes restricted head height



GROUND FLOOR

Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © n°checom 2026. Produced for Clarke Gammon. REF: 1466626

LOCAL AUTHORITY

COUNCIL TAX

Band

SERVICES

Mains water, electricity, mains drainage
gas central heating

2nd June 2026

| Energy Efficiency Rating | | |
|---|-------------------------|-----------|
| | Current | Potential |
| Very energy efficient - lower running costs | | |
| (92 plus) A | | |
| (81-91) B | | |
| (69-80) C | | 75 |
| (55-68) D | | |
| (39-54) E | 49 | |
| (21-38) F | | |
| (1-20) G | | |
| Not energy efficient - higher running costs | | |
| England & Wales | EU Directive 2002/91/EC | |

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DIRECTIONS

From our office in Haslemere High Street proceed south turning left in Petworth Road by the Town Hall and proceed until reaching the T junction with the A283. Turn left towards Chiddingfold. When reaching the village continue on the A283 Petworth Road past the village green and then past the cricket pitch. Turn left into Woodside Road and parking is then available in the church car park.

AGENT'S NOTE

Whilst we endeavour to make our sales particulars accurate and reliable, we wish to inform prospective purchasers that we have not carried out a detailed survey, nor tested the services, appliances and specific fittings. If there is any point which you would like to have further clarification upon, please contact this office.

ESTATE AGENTS CHARTERED SURVEYORS VALUERS LETTINGS AUCTIONEERS

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