



**HILL CLEMENTS**  
SUCCESSFULLY SELLING SINCE 1991



PRICE GUIDE

£1,325,000

Little Hollies, The Close

Wonersh, GU5 0PA

A stunningly renovated home with style, space and flexibility - this exceptional home combines contemporary design with versatile living spaces—perfect for modern family life. Light-filled interiors, carefully considered finishes, and a seamless connection between indoors and outdoors create a home that feels both stylish and welcoming. This is more than just a house—it’s a home designed to adapt to your lifestyle, offering space, comfort, and endless possibilities.

### PROPERTY SUMMARY

The ground floor is designed for effortless everyday living and entertaining. The impressive open-plan layout features a well-planned kitchen with a central island, flowing into a bright dining and living area that overlooks the garden. A separate sitting room and study provide extra flexibility—ideal for working from home, hosting guests, or even creating a fourth bedroom if needed. A hobbies room, shower room, and utility room add further practicality. Upstairs there are three generous double bedrooms and two sleek bathrooms. The principal suite is a true highlight, complete with a luxurious en-suite and a spacious dressing room—your own private retreat.

Step outside and you’ll discover beautifully landscaped gardens surrounding the property, providing a private sanctuary to enjoy year-round. The large driveway offers parking for several cars and leads to a covered carport with an adjoining studio—currently used as an art space, but perfect for a variety of uses. At the rear, a recently built garden cabin now serves as a home gym, adding yet another dimension to this versatile property.



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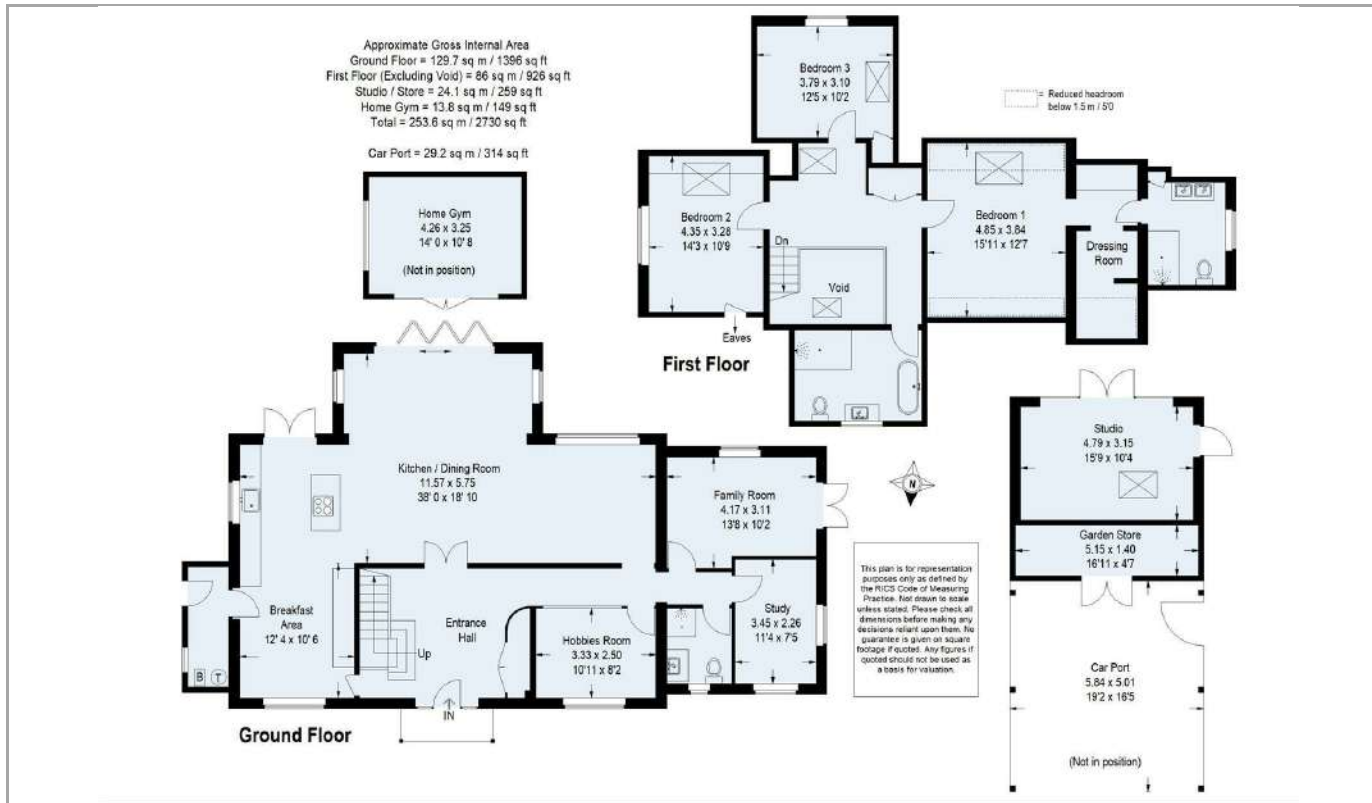
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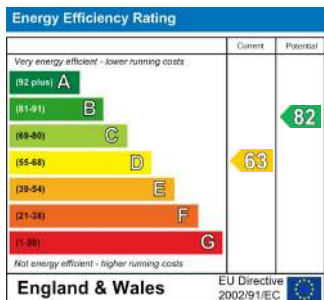






## DIRECTIONS

From Guildford take the A281 Horsham Road to Shalford and turn left at the mini roundabout signed to Wondersh. On reaching Wondersh Village, follow the road around to the left, passing The Grantley Arms pub on the right, continuing to follow the road round to the right. The Close will be seen shortly on your right hand side, and Little Hollies will be found at the end of the road.



**TENURE**  
Freehold

**VIEWINGS**  
By prior appointment only

**LOCAL AUTHORITY**  
Waverley Borough Council

**COUNCIL TAX BAND**  
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Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements



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