



High Trees, High Park Avenue,  
East Horsley, Surrey, KT24 5DB

OIRO £2,100,000 Freehold

## Directions

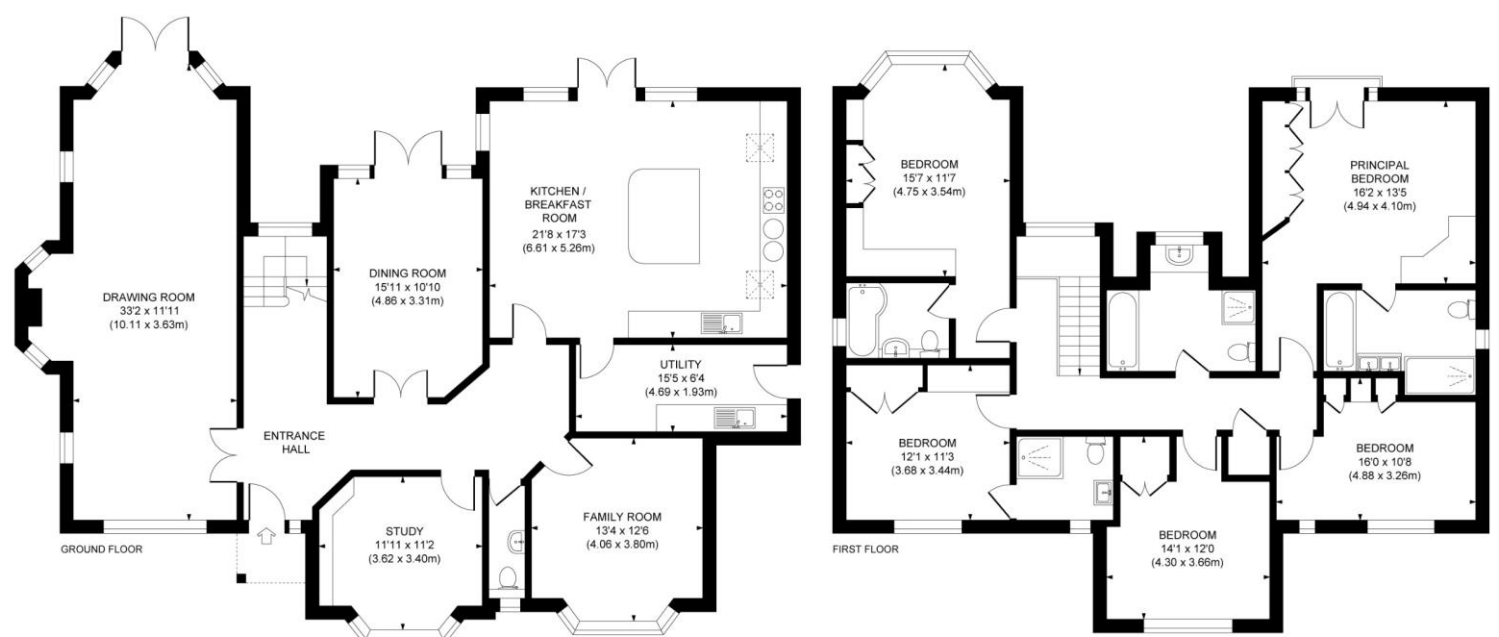
From our offices in East Horsley turn left onto the Ockham Road South proceed along here for about quarter of a mile and turn left into Forest Road. After about a further quarter of a mile take the second turning on the right into High Park Avenue. Continue to the top and turn left and High Trees will be found on the left hand side.

## Local Authority

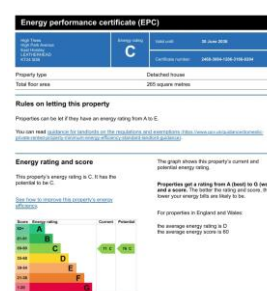
Guildford Borough Council: 01483 505050.



Approximate Gross Internal Area  
2,926 sq. ft / 271.92 sq. m



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





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Surrey, KT24 5DB

A spacious five-bedroom, four bathroom detached family home situated on a fine 1/3 acre plot and located on one of East Horsley's most desirable private roads, offering convenient access to the village centre and station.



**THE PROPERTY** A spacious five-bedroom detached family home located on one of East Horsley's most desirable private roads, offering convenient access to the village centre and station. This beautifully presented property provides generous, adaptable living spaces across almost 3,000 sq ft, set within a superb plot of approximately 1/3 acre with an impressive frontage of over 82 feet. Upon entering, the abundant natural light and expansive accommodation are immediately apparent, creating a welcoming atmosphere. The ground floor features four large reception rooms, offering versatile options for relaxation, entertaining, or dedicated work-from-home spaces. The heart of the home is a well-appointed kitchen/breakfast/family room, thoughtfully designed for modern living and social gatherings. Upstairs, the property comprises five excellent double bedrooms, providing ample personal space. Three of these bedrooms benefit from their own en-suite bath or shower rooms, ensuring comfort and privacy, while a further family bathroom serves the remaining bedrooms. Throughout, this home has been tastefully modernised, creating a comfortable and spacious environment perfect for family life. This exceptional residence thoughtfully blends character with contemporary updates, all within a highly sought-after East Horsley location known for its village charm and good transport links. Council Tax Band G.

