



HILL CLEMENTS
SALES AND LETTINGS



PRICE GUIDE
£1,000,000
5, Oaklands Close
Shalford, GU4 8JL

At the end of a cul de sac in a popular and convenient residential area, within walking distance of the village green with its local shops and station - a detached tile hung family house with four bedrooms and two bathrooms, set within a secluded garden

PROPERTY SUMMARY

5 Oaklands Close is an attractive detached tile hung family house that has been extended and improved by the current owners, who have been in occupation since 1980, to now provide practical family living spaces. There are four bedrooms on the first floor, the principal of which now has an en suite shower room, and a family bathroom. On the ground floor there is a large and welcoming entrance hall with cloakroom off, an extended sitting room with sliding doors to the terrace and garden and a practical dining room which is open to the kitchen. From here a door leads to the garage which has a utility area. Outside there is a wide driveway access to the front door and garage, providing ample parking, and a secluded rear garden with terrace adjoining the house, lawns, flower borders, and mature hedging along the rear boundary.



4



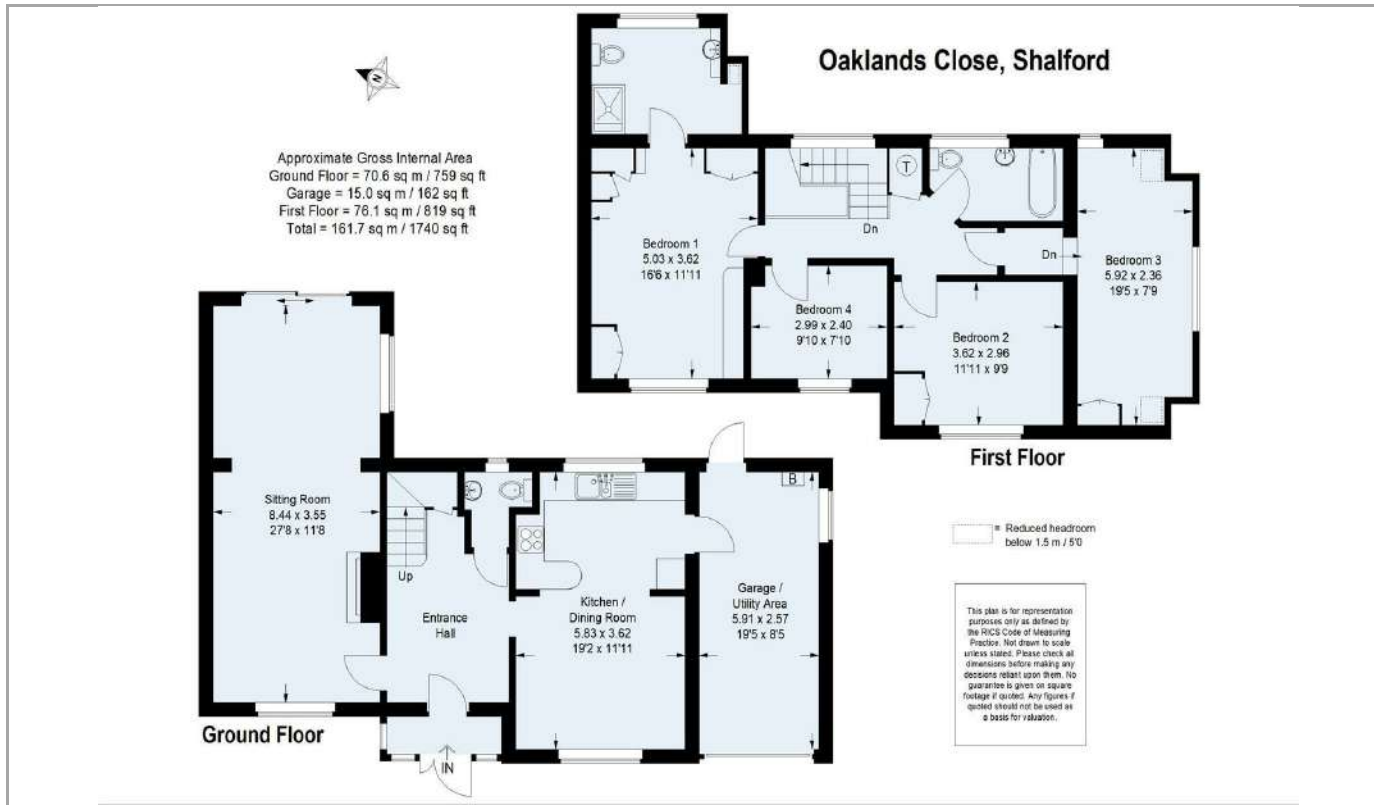
2



2

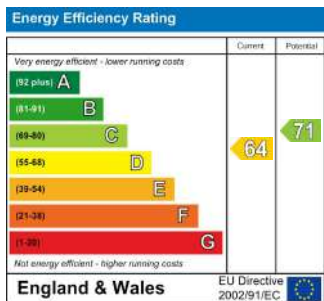






DIRECTIONS

From Guildford take the A281 Horsham Road out of town and on to Shalford. Continue south at the roundabout in the village towards Bramley and take the second turning on the left into Poplar Road and then turn first right into Little Orchard Way. Bear left into Oaklands Close where 5 will be found at the end on the right.



TENURE
Freehold

VIEWINGS
By prior appointment only

LOCAL AUTHORITY
Guildford

COUNCIL TAX BAND
F

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



OFFICE ADDRESS
6 Quarry Street
Guildford
Surrey
GU1 3UR

OFFICE DETAILS
01483 300300
info@hillclements.com
https://hillclements.com/