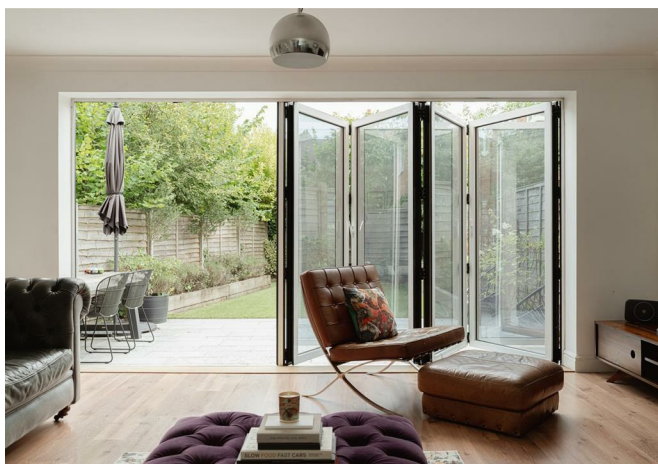




Leather Lane, Guildford

£525,000





“

This home is an ideal village retreat, situated within a welcoming and close-knit community, just a short and pleasant walk from the local shop, the train station, and two charming pubs.

”



Situated within a serene and sought-after development overlooking a scenic green, this immaculately maintained contemporary residence in the heart of Gomshall effortlessly blends modern sophistication with the warmth of countryside living. The ground floor unfolds into an inviting open-plan living and dining area, where expansive bi-fold doors bathe the interior in natural light and lead seamlessly to a private rear garden, elegantly finished with Italian limestone — a perfect backdrop for both intimate gatherings and leisurely afternoons.

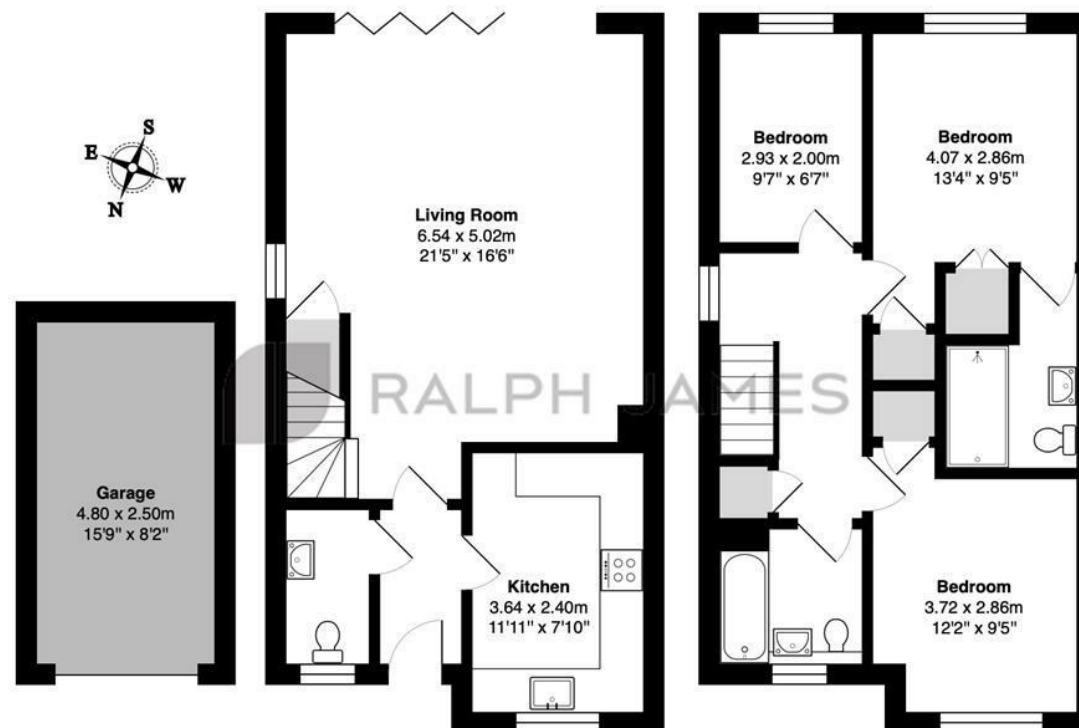
Upstairs, three generously sized bedrooms offer ample comfort, including two substantial doubles and a principal suite enhanced by a sleek, well-appointed en-suite.

The property's exterior is equally appealing, with a beautifully landscaped front garden welcoming you home and a secluded low-maintenance rear garden providing a peaceful escape. A private garage adds convenience, while the enviable location places you within easy reach of the picturesque villages of Gomshall and Shere, and just a short drive from the bustling towns of Guildford and Dorking. Offering the tranquility of a village setting alongside superb connections and amenities, this is a rare opportunity to secure a stylish home in one of Surrey's most desirable areas.



Need to know

- Situated in a quiet and exclusive development with views over a charming communal green.
- Stylish semi-detached home offering the perfect blend of comfort and contemporary design.
- Light-filled open-plan living and dining space with seamless garden access.
- Premium bi-fold doors that create a smooth transition between indoor and outdoor living.
- Private rear garden featuring beautiful Italian limestone paving, ideal for hosting guests.
- Three spacious bedrooms, including two large doubles for flexible family living.
- Convenient private garage providing secure parking and storage.
- Prime location close to Gomshall and Shere villages, with Guildford and Dorking just minutes away.



Leather Lane, Gomshall, Guildford

Total Area: 102.0 m² ... 1098 ft²

FOR ILLUSTRATIVE PURPOSES ONLY.

Whilst every attempt has been made to ensure the accuracy of the floor plan shown, all measurements, positioning, fixtures, features, fittings and any other data shown are an approximate interpretation for illustrative purposes only and are not to scale.

No responsibility is taken for any error, omission, miss-statement or use of data shown.

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Interested?

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