



19 Pathfield

Chiddingfold Surrey GU8 4QH

Asking Price: £350,000 Leasehold





- Large Private Garden & Off Road Parking
- Easy Reach of Village Centre & Local School
- Bright & Spacious Accommodation
- Private Entrance & Direct Access into Private Garden
- Living Room
- Galley Kitchen
- Two Double Bedrooms
- Bathroom
- Gas Central Heating & Double Glazed Windows
- Large Timber Garden Studio & Store



This ground floor flat offers house-style living with the ease of a single-story layout. Accessed via its own private entrance, the property features a large entrance hall giving access to a bright living room, well fitted kitchen, two double bedrooms and bathroom. A particular highlight is the large private rear garden, offering a rare degree of outdoor space for a property of this type. Situated in a quiet, cul-de-sac, the property is ideally located with the vibrant village centre just moments away.











Witley Main Line Station – 2.1 mile (Waterloo approx. 55 mins)

Village Centre – 0.4 mile Godalming – 0.0 miles

Primary School – 0.5 mile

Secondary School – 4.1 miles - Doctors – 0.4 miles Dentist – 4.2 miles

A3 – miles 5.5 miles M25 – 19.3 miles M3 – 19.5 miles

Energy Efficiency Rating - TBC

Council Tax Band – D - Payable £2342.33 (2026/27)



Directions: Leave Godalming in a southerly direction on the A3100. On reaching Milford village take the first turning left at the mini roundabout into Church Road. Continue to the next roundabout and take the first exit onto the A283 Petworth Road continuing through Witley and Wormley and onto Chiddingfold, passing the Winterton Arms Public House on your left hand side. Continue into the centre of Chiddingfold, passing the village green on your left and turn immediately right after the duck pond into Coxcombe Lane. Continue along Coxcombe Lane and Ridgley Road will be found after a short distance on your left hand side. Continue along Ridgley Road and Pathfield will be found after a short distance on your right hand side.



Pathfield Close, Chiddingfold

Approximate Gross Internal Area : 67.0 sq m / 721 sq ft
 Outbuilding / External Cupboard : 44.5 sq m / 479 sq ft
 Total = 111.5 sq m / 1200 sq ft



Emery & Orchard
 ESTATE AGENTS

01483 419 300

20 High Street
 Godalming
 Surrey
 GU7 1EB

email:office@emery-orchard.co.uk



Note: These details are intended as a guide only and whilst believed to be correct are not guaranteed and they do not form part of any contract. We would inform prospective purchasers that we have not tested any equipment, appliances, fixtures, fittings or services. Any items not referred to in these particulars are excluded from the sale unless separately agreed. The distance to services & schools are approximate and given as a guide only. Prospective purchasers must check the admission policy for any school mentioned as these may vary. If the property has been extended since it was placed in its council tax band, the band may be reviewed and may increase following the sale of the property.