



## RED GABLES

Weydown Road, Haslemere, Surrey, GU27 1DS



# A CHARMING HASLEMERE HOME

A substantial portion of a charming period residence, offering elegant accommodation in a highly regarded Haslemere location.



Local Authority: Waverley Borough Council

Council Tax band: G

Tenure: Freehold



## LOCATION

Haslemere is well served by a range of shops, supermarkets, including Waitrose, cafés, restaurants and leisure facilities, including a tennis club and spa hotels. The surrounding countryside offers excellent opportunities for outdoor pursuits, including golf, polo at Cowdray Park, sailing at Frensham Ponds and walking at Blackdown.

Haslemere station (approximately 0.5 miles) provides regular services to London Waterloo in around 50 minutes, while the A3 offers convenient access to the south coast and links to the M3 and M25.









## THE PROPERTY

Red Gables forms an impressive portion of a period family home, offering approximately 2,957 sq ft of well-proportioned and versatile accommodation over three floors. Combining light-filled interiors, neutral décor and contemporary updates with retained period features, the property provides an elegant and practical setting for modern family living.

The accommodation is arranged around a welcoming reception hall with storage and a cloakroom. A triple-aspect L-shaped drawing room with bay window and open fireplace is complemented by an interconnecting study, with windows and doors providing attractive garden views and access to the terrace. This flows into the dining and family room, which also opens onto the terrace.

Double doors lead to a striking part-vaulted kitchen, dining and sitting room with flagstone flooring. The bespoke kitchen features extensive cabinetry, a central island, Belfast sink, Aga and integrated appliances, with a utility room alongside. From the dining area, steps lead to a vaulted triple-aspect sitting room with French doors opening onto the garden.







## RED GABLES

Red Gables enjoys considerable kerb appeal and is approached via a gravelled pedestrian path leading to the front entrance. To the rear, a hedge-lined gravel driveway provides private parking and access to a detached outbuilding incorporating a double garage and log store, with an adjacent five-bar gate opening to an attached open-sided store.

The generous wraparound gardens are a particular highlight, laid mainly to lawn and interspersed with specimen trees, mature hedging and well-stocked flower and shrub borders. A spacious paved terrace provides an ideal setting for outdoor dining and entertaining, creating a wonderful extension to the living space.

Planning permission has been approved for the replacement of the existing car barn with a new garage building incorporating a one-bedroom annexe (Ref: WA/2023/01096), offering further potential for the property.







## UPSTAIRS

A generous landing leads to the principal bedroom suite, featuring extensive built-in wardrobes and an en suite bathroom with a corner bath. Two further bedrooms, both with fitted storage, are served by a contemporary family bathroom.

The second floor provides a vaulted bedroom with eaves storage and an en suite bathroom, together with access to a substantial loft area, offering excellent flexibility for a variety of uses.



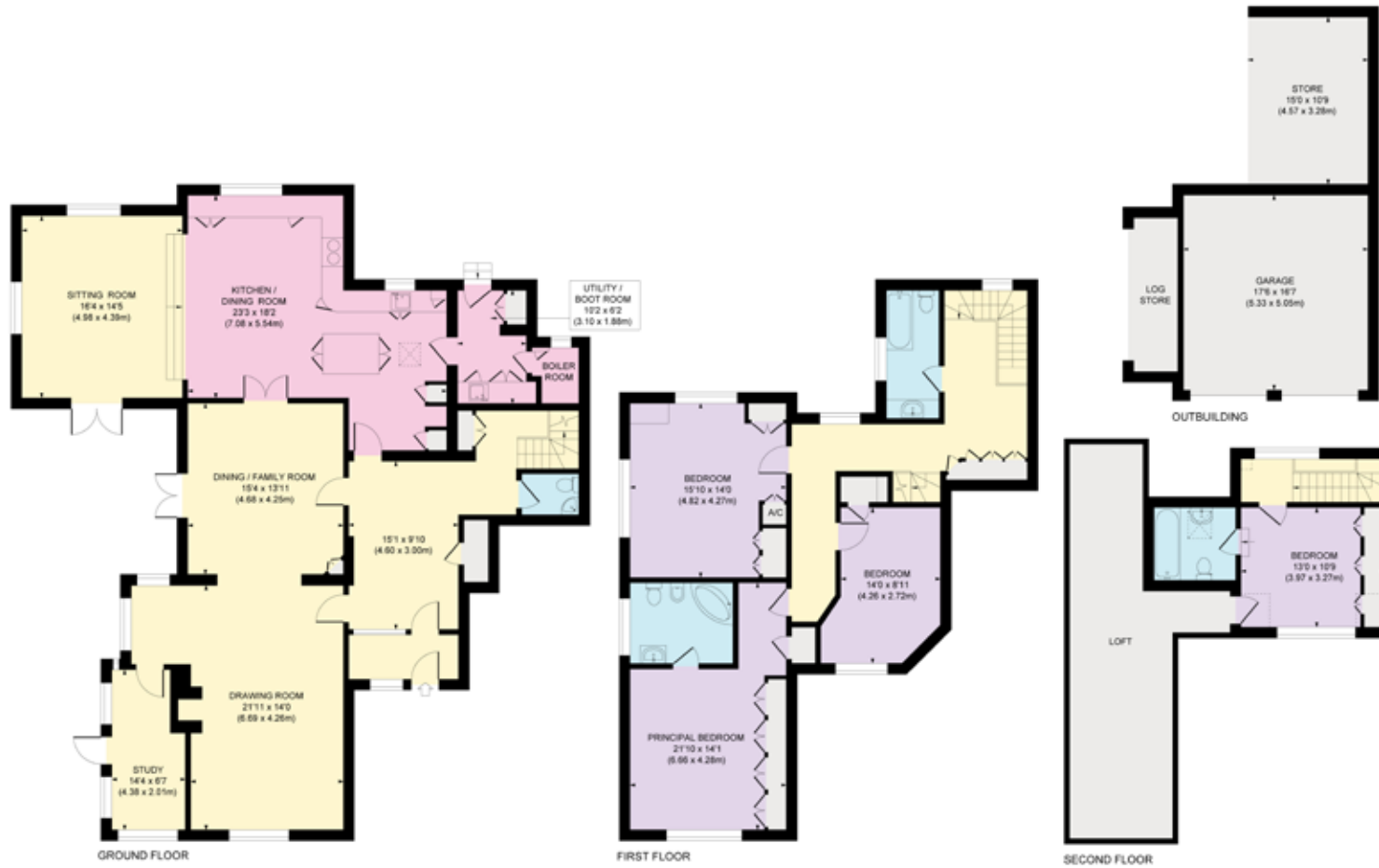


**Approximate Gross Internal Area**

Main House 2,957 sq. ft / 275.00 sq. m

Garage/Store 462 sq. ft / 43.00 sq. m

Total 3,419 sq. ft / 318.00 sq. m(Excluding Loft)



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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