



Headley Road, Liphook, Hampshire
Price Guide £1,100,000 Freehold

CLARKE  GAMMON
1919

60A HEADLEY ROAD
LIPHOOK HAMPSHIRE GU30 7NP

Price Guide £1,100,000

Spacious Hall & cloakroom

Family room & separate study

Master bedroom suite

Bedroom 5/office & family bathroom

Large double garage and parking
for numerous cars

Drawing room with open fireplace

open plan kitchen/breakfast/dining
room & separate utility room

3 further double bedrooms with
ensuites

2nd floor with 2 bedrooms bathroom
& consealed play area

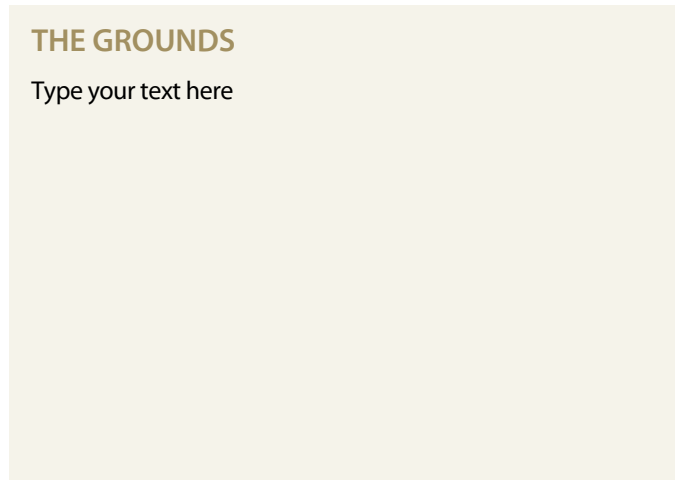
Enclosed and private rear garden



Liphook Station - 1.1 miles
Liphook village centre - 0.5 miles
Bohunt Academy 0.4 miles
Haslemere - 4.5 miles
A3 Bramshott junction - 0.5 miles
Guildford - 18 miles
South Coast - 25 miles

THE PROPERTY

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SITUATION

The property is so conveniently situated, being a short walk to all of the facilities in Liphook and in particular, for families, all of the well regarded local schools are within a level walk, especially Liphook Junior and Infant school and Bohunt Academy. The village itself provides a wide range of amenities which cater for day to day needs including Sainsburys supermarket, doctors surgeries, library, local shops and a variety of restaurants and pubs and the highly regarded Living Room Cinema. Liphook also boasts a good range of recreational facilities and open spaces, with the recreation ground and Radford park both being nearby.

The mainline station is close by and offers fast and frequent trains to London Waterloo in just over the hour, and the nearby A3 provides excellent links to Guildford, the M25, and London to the north, Portsmouth, Southampton and the M27 and the coast to the south.

THE GROUNDS

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GUILFORD | X miles
LONDON WATERLOO | x MINUTES BY TRAIN

GODALMING | X miles
LONDON WATERLOO | 47 MINUTES BY TRAIN

HASELMERE | 4 miles
LONDON WATERLOO | 47 MINUTES BY TRAIN

CENTRAL LONDON | 30 miles

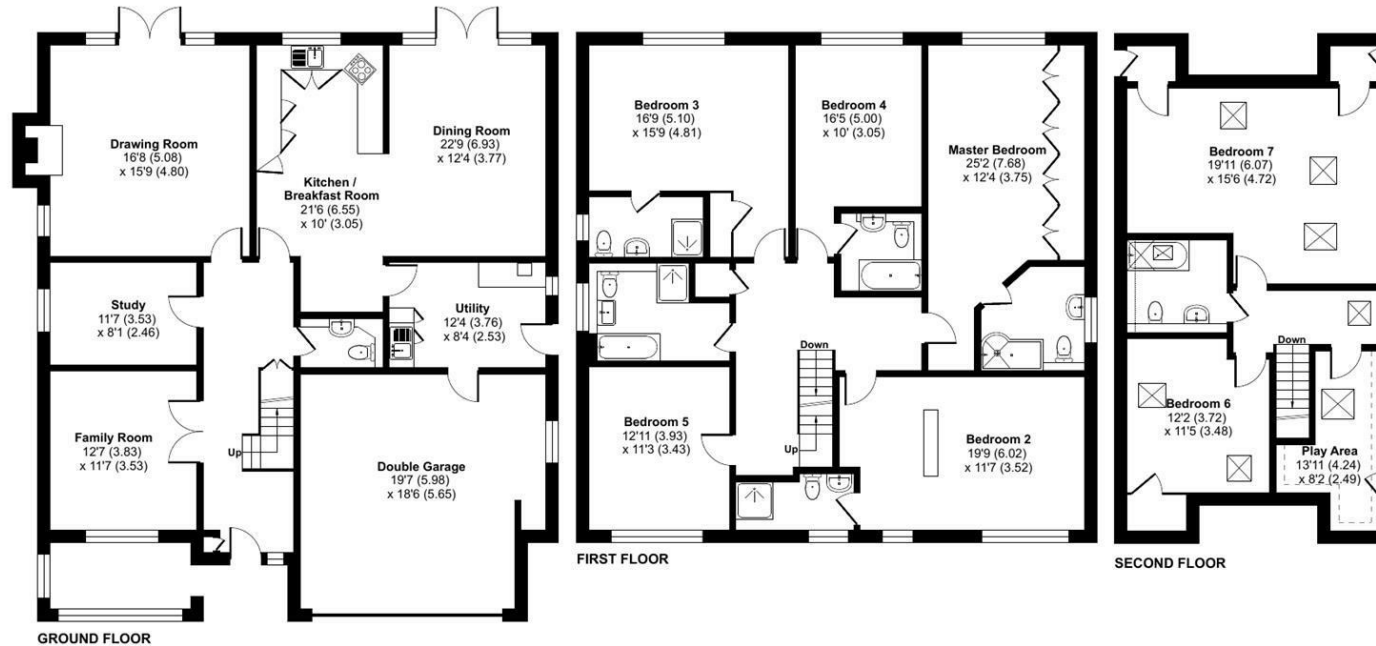


Headley Road, Liphook, GU30

Approximate Area = 3423 sq ft / 318 sq m
Limited Use Area(s) = 24 sq ft / 2.2 sq m
Garage = 344 sq ft / 31.9 sq m
Total = 3791 sq ft / 352.1 sq m

For identification only - Not to scale

Denotes restricted
head height



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, incorporating International Property Measurement Standards (IPMS2 Residential). © n°chemcom 2026. Produced for Clarke Gammon. REF: 1452810

LOCAL AUTHORITY

COUNCIL TAX

Band

SERVICES

Mains water, electricity, mains drainage
gas central heating

30th July 2026

Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C	78	80
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

CG HASLEMERE OFFICE

72 HIGH STREET, HASLEMERE, SURREY, GU27 2LA

T: 01428 664800

E: haslemere.sales@clarkegammon.co.uk

clarkegammon.co.uk

DIRECTIONS

From our office in the centre of the village, leave the square on the Headley Road where the property will be found on the right hand side.

AGENT'S NOTE

Whilst we endeavour to make our sales particulars accurate and reliable, we wish to inform prospective purchasers that we have not carried out a detailed survey, nor tested the services, appliances and specific fittings. If there is any point which you would like to have further clarification upon, please contact this office.

ESTATE AGENTS CHARTERED SURVEYORS VALUERS LETTINGS AUCTIONEERS

GUILDFORD OFFICE
T: 01483 880 900

HASLEMERE OFFICE
T: 01428 664 800

LIPHOOK OFFICE
T: 01428 728 900

MAYFAIR OFFICE
T: 0870 112 7099

AUCTION ROOMS
T: 01483 223101

