

Flat 9, Sandhurst Guildford Road, Farnham, GU10 5EJ

Guide price £205,000





Flat 9, Sandhurst Guildford Road

Farnham, GU10 1PG

- Share Of Freehold
- Stunning Decorative Condition
- Parking
- Easy Access To Farnham and Guildford
- Ground Floor Apartment With Own Entrance
- Rural Location
- Beautiful Communal Grounds
- Do Not Miss The Opportunity To View!

Nestled on the charming Guildford Road in Farnham, this delightful flat conversion offers a unique blend of modern living and picturesque surroundings. With its southerly-facing aspect, the property enjoys an abundance of natural light, creating a warm and inviting atmosphere throughout.

Set within an elegant period building, this charming home enjoys the rare advantage of a part share of the freehold - offering both security and a true sense of belonging. Tucked away at the rear, the property benefits from its own private entrance, while large windows frame delightful views over the sunny aspect rear garden. Wrapping gracefully around the home, the garden leads seamlessly to your designated parking space at the front, ensuring ease and convenience

One of the most enchanting features of this location is the scenic views of the neighbouring fields, where you may occasionally spot deer and lambs during their respective seasons. This idyllic setting allows for a peaceful lifestyle while still being within easy reach of Farnham's vibrant town centre, with its array of shops, cafes, and amenities.

Whether you are a first-time buyer or looking to downsize, this flat offers a perfect opportunity to enjoy comfortable living in a beautiful area. Don't miss the chance to make this charming property your new home.



Entrance Hall

Lounge 13'2x10'5 (4.01mx3.18m)

Kitchen 10'x6' (3.05mx1.83m)

Bedroom 11'x10 (3.35mx3.05m)

Bathroom

Outside

Nestled amidst sweeping open fields, this property boasts exquisite communal gardens, offering a serene retreat for residents. Carefully maintained and designed for enjoyment, the grounds provide a tranquil green escape, perfect for relaxation. Convenient resident parking adds to the effortless charm of this stunning property.





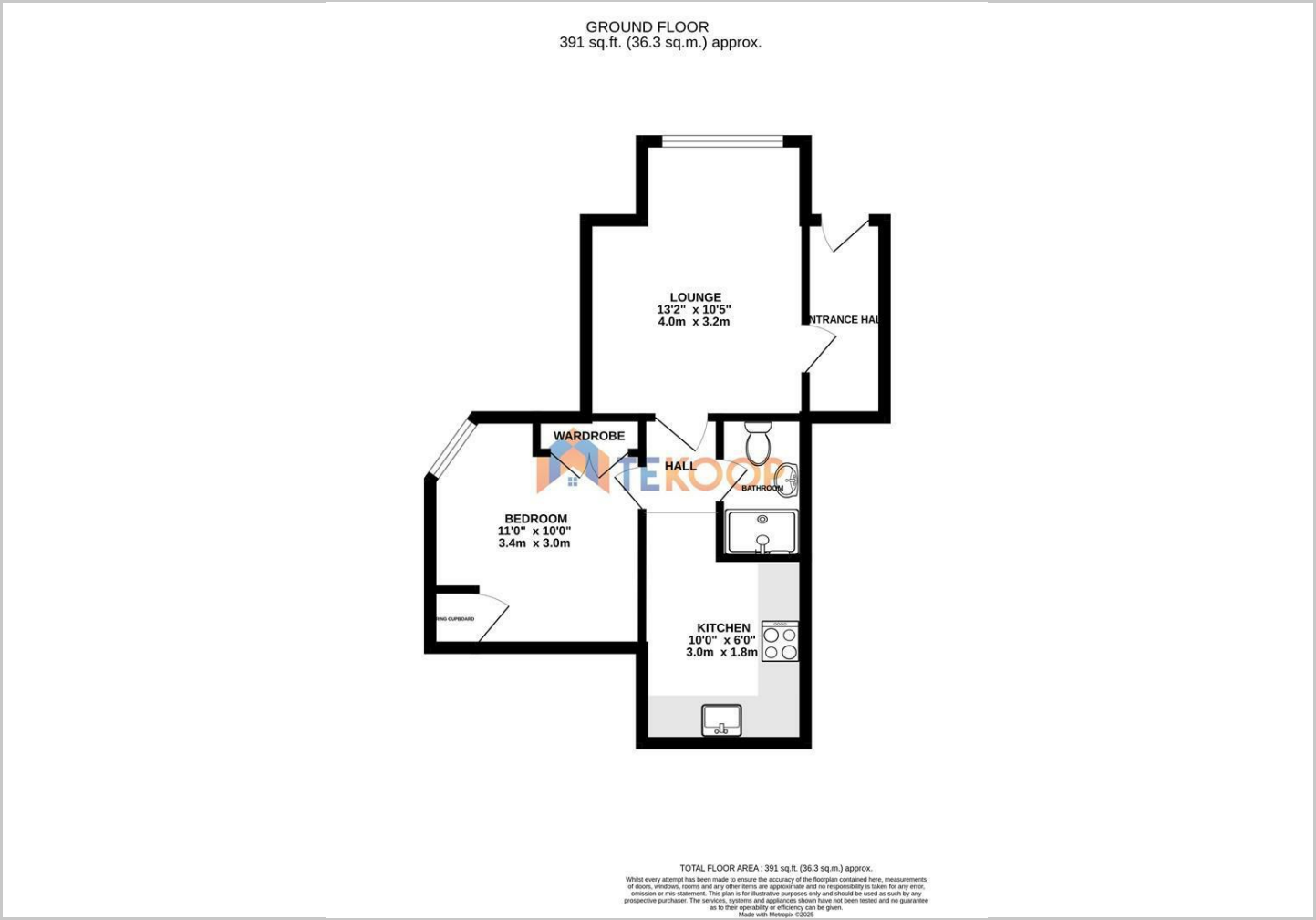
Directions

Try "WHAT THREE WORDS" Every 3 metre square of the world has been given a unique combination of three words. Used for e-commerce and delivery, navigation, emergencies and NOW ESTATE AGENCY. If you are struggling to find this property - Use What Three Words on your phone or tablet and type; [///notes.direct.chips](https://www.what3words.com/notes/direct/chips)





Floor Plans



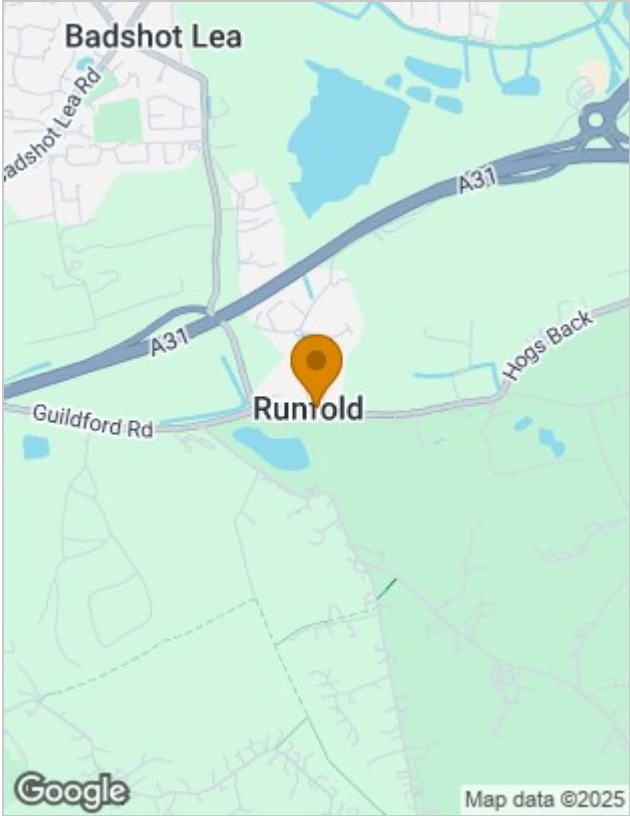
Viewing

Please contact our TE KOOP Office on 01252 561000 if you wish to arrange a viewing appointment for this property or require further information.

The particulars are set out as a general outline only for the guidance of intended purchasers or lessees, and do not constitute, any part of a contract. Nothing in these particulars shall be deemed to be a statement that the property is in good structural condition or otherwise nor that any of the services, appliances, equipment or facilities are in good working order. Purchasers should satisfy themselves of this prior to purchasing.

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Location Map



Energy Performance Graph

