

01483 419 300

20 High Street, Godalming
Surrey, GU7 1EB
e-mail office@emery-orchard.co.uk

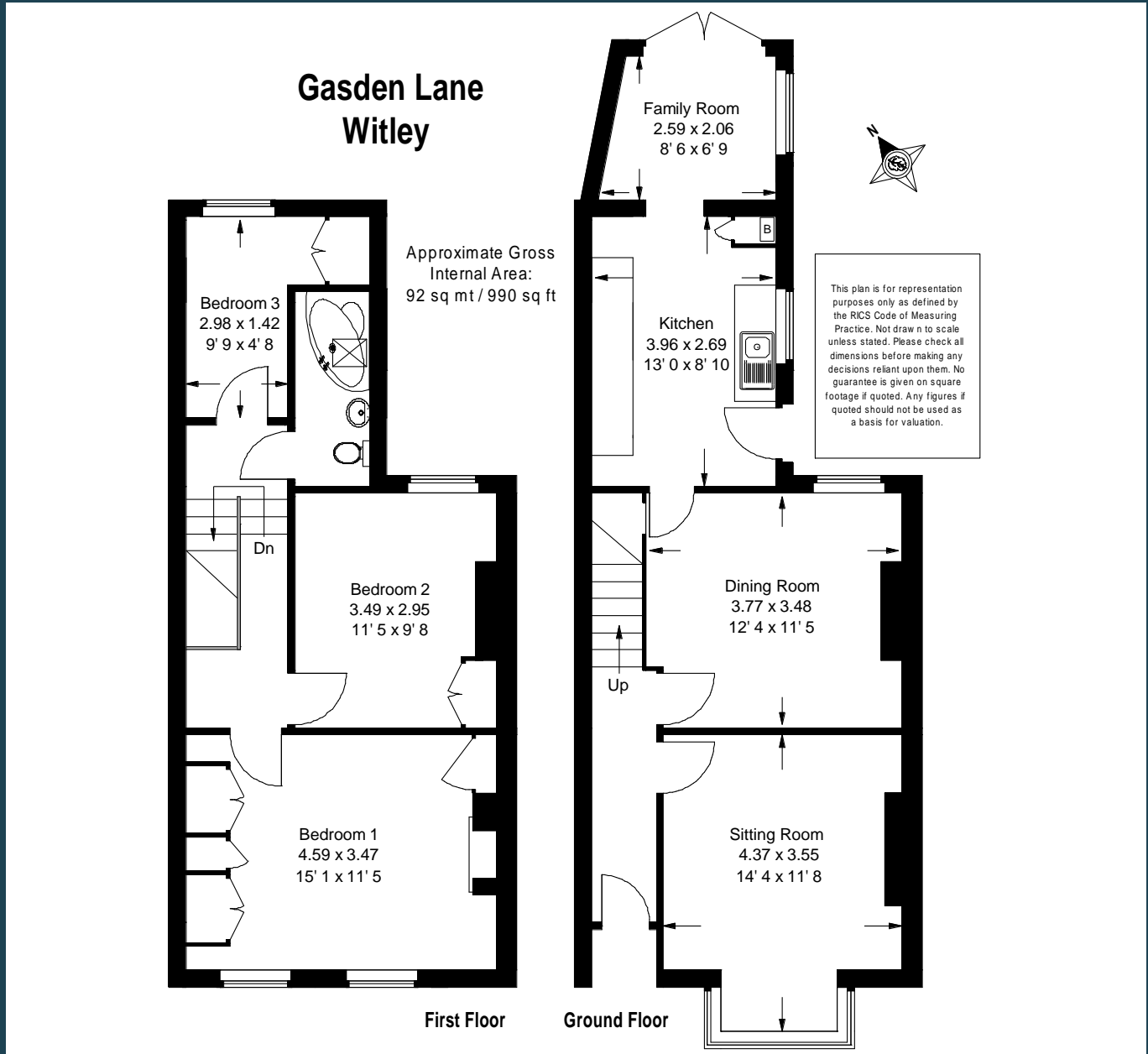
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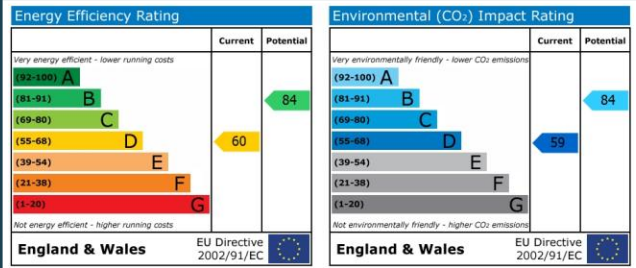
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These details are intended as a guide only and whilst believed to be correct are not guaranteed and they do not form part of any contract. We would inform prospective purchasers that we have not tested any equipment, appliances, fixtures, fittings or services. Any items not referred to in these particulars are excluded from the sale unless separately agreed.



The Goodwins Gasden Lane
Witley Surrey GU8 5QB

Price: £489,500 Freehold








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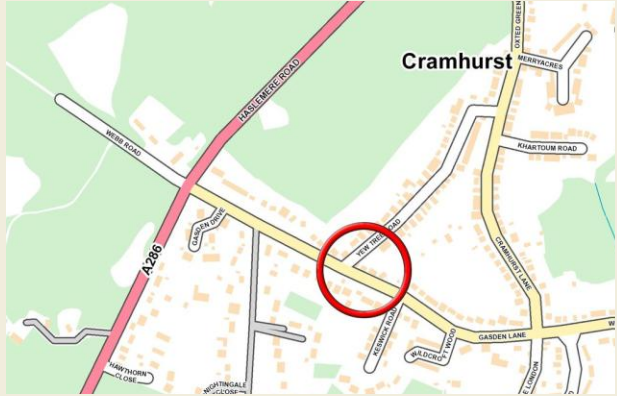
DESCRIPTION: The Goodwins is an attractive three bedroom semi detached family house believed to have been built in 1906 being constructed having painted rendered elevations under a pitched tiled roof. Internally, the house has a great deal of charm and character with accommodation that includes on the ground floor an entrance hall, bay fronted sitting room, dining room and kitchen with adjoining family room. On the first floor there are three bedrooms and bathroom. The house also benefits from gas fired central heating. Outside, to the front of the house there is a gravelled hard standing offering potential for off road parking whilst to the rear of the property there is a good sized level garden that is fully enclosed offering a good deal of privacy. The property is likely to appeal to purchasers seeking a character family home in a village location that is within easy reach of a good range of local amenities and schools as well as access to the A3 and main line station.

AT A GLANCE

- Entrance Hall
- Bay Fronted Sitting Room
- Dining Room
- Kitchen
- Family Room
- Three Bedrooms
- Bathroom
- Gas Central Heating
- Double Glazing
- Large Level Garden

KEY FACTS

	DISTANCE TO STATION	
	Milford	1.6m
	DISTANCE TO A3 AND M25	
	A3	2.0m
	DISTANCE TO CENTRE	
	Milford	1.2m
	DISTANCE TO SCHOOLS	
	Infant	1.2m
	COUNCIL TAX	
	Band	E



DIRECTIONS: Leave Godalming in a southerly direction on the A3100 towards Milford village. On reaching Milford village, take the first exit left at the mini roundabout into Church Road. At the next roundabout, take the second exit onto the A286 Haslemere Road. Continue for approximately one mile and turn left into Gasden Lane. The Goodwins will then be found on your left hand side just after the turning left into Yew Tree Road.

