



4 Woolmer Hill Lodge Lower Hanger  
Haslemere GU27 1FF  
Asking Price: £189,500 Leasehold



- Far Reaching Views
- Own Private Entrance
- Living Room
- Kitchen/Breakfast Room
- Inner Hallway With Useful Storage
- Double Bedroom
- Large Bathroom
- Gas Central Heating & Double Glazing
- Parking
- New 999 Year Lease



An individual one bedroom first floor apartment, enjoying far reaching views, with its own private entrance, living room, kitchen/dining room with appliances, double bedroom, inner hallway with useful storage cupboard and bathroom. The property also benefits from gas central heating, a private parking space and new 999 year lease. There are also small communal gardens and a bike store. The property forms part of a small development being within easy reach of both Wey Hill and Haslemere centres offering an excellent range of shops, restaurants, leisure, recreational facilities and main line station.







Main Line Station - 1.4 miles (Waterloo approx. 45/50 mins)

Wey Hill - 0.8 miles Haslemere - 1.8 miles

Doctors - 2.1 miles Dentist - 1.0 miles

A3 - 0.9 miles M25 - 23 miles M3 - 22 miles

Heathrow - 36.4 miles Gatwick - 36.5 miles

Council Tax Band - A Payable - £1637.36 p (2025/26)

Energy Efficiency Rating C

New 999 Year Lease

Maintenance - approx. £550 Ground Rent - Nil



Directions: From Haslemere proceed to the top of the High Street, following it round to the right and continuing on into Lower Street (B2131) continue for 1.5 miles and then take the turning on your left into Critchmere Hill. This leads into Woolmer Hill Road and after 0.3 of a mile the turning for Lower Hanger will be found on your left. Woolmer Hill Lodge will then be seen after a short distance on the left.

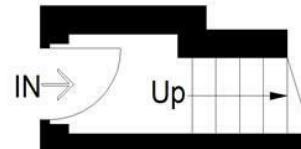


# 4 Woolmer Hill Lodge

## Haslemere

Approximate Gross Internal Area  
 Ground Floor = 2.4 sq m / 26 sq ft  
 First Floor = 62.1 sq m / 668 sq ft  
 Total = 64.5 sq m / 694 sq ft

This plan is for representation purposes only as defined by the RICS Code of Measuring Practice. Not drawn to scale unless stated. Please check all dimensions before making any decisions reliant upon them. No guarantee is given on square footage if quoted. Any figures if quoted should not be used as a basis for valuation.



**Ground Floor**

