

Fairmile Thursley Road

Elstead Surrey GU8 6LN

O.I.R.O. £425,000 Freehold

Emery & Orchard
ESTATE AGENTS

- No Onward Chain
- Potential To Improve & Extended (STPP)
- Sitting Room
- Kitchen/Breakfast Room
- Garden Room
- Two Bedrooms
- Bathroom
- Gas Central Heating
- Garage & Driveway
- Good Size Gardens



An attractive and individual two bedroom semi-detached bungalow offering great potential to be updated and extended, subject to obtaining any necessary consents. The property, although now in need of updating, benefits from gas central heating and a re-tiled roof as well as having a good size rear garden, detached garage and driveway providing ample off road parking. The property occupies a delightful semi rural location on the outskirts of the village, with all its excellent amenities and close to much common and heathland.

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Main Line Station – 5.0 miles (Waterloo approx. 55 mins)

Village Centre – 1.2 miles Godalming – 6.0 miles

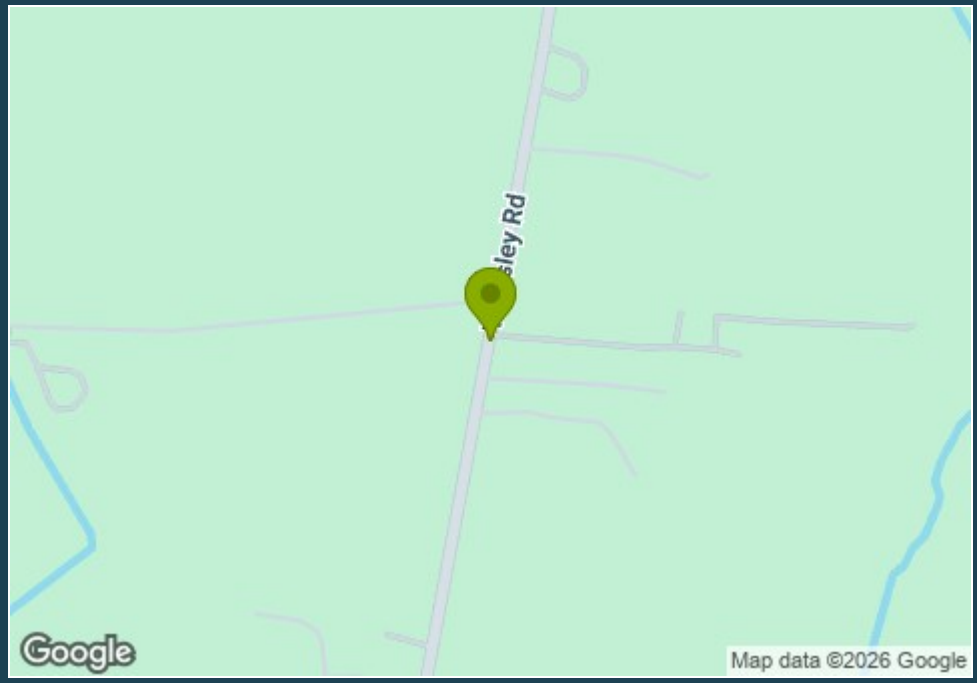
Primary School – 0.8 miles Secondary School – 5.0 miles

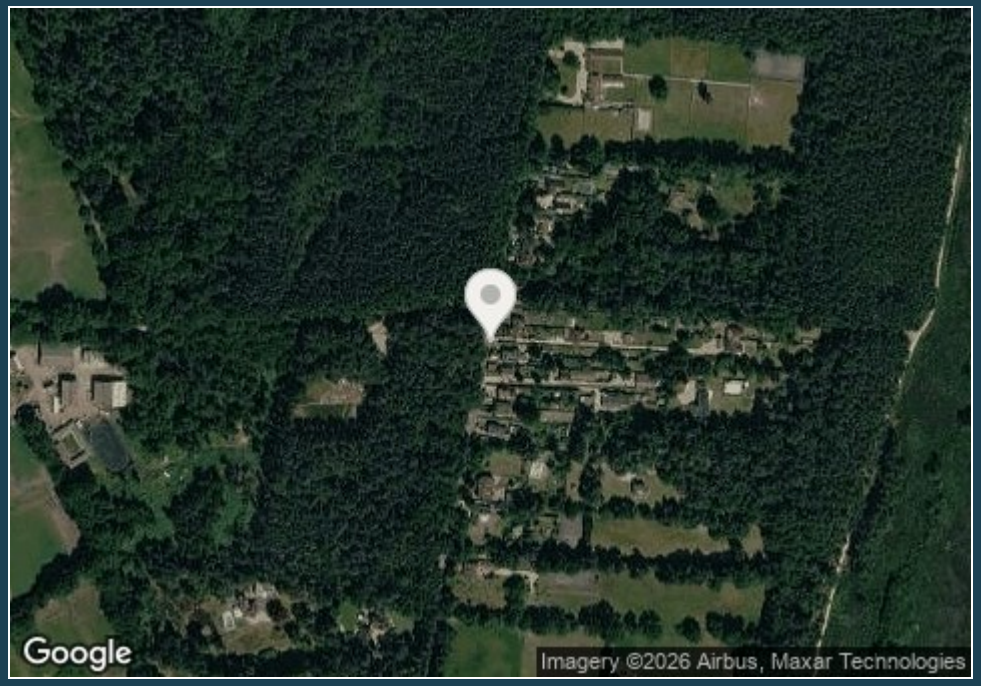
Doctors – 1.3 miles Dentist – 1.2 miles

A3 – 3.4 miles M25 – 18.0 miles M3 – 12.2 miles

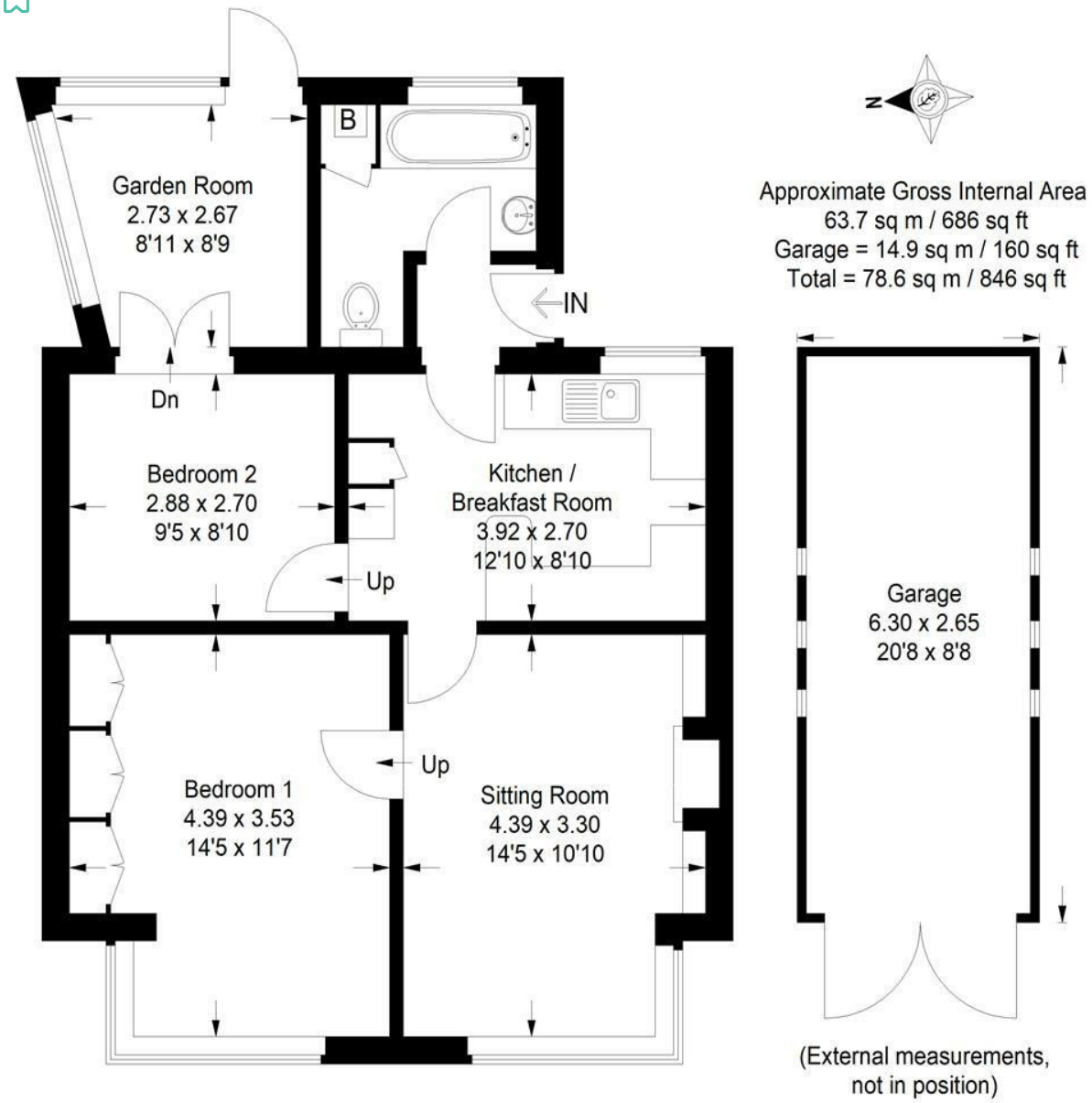
EPC = D

Council Tax Band - D Payable - £2471.59 (2025/26)





Directions: Proceed out of Godalming in a southerly direction towards Milford on the A3100 going straight ahead at the mini roundabout (second exit) passing through the village of Milford and at the traffic lights turn right following signs to A3 and Elstead. At the next roundabout take the second exit passing over the A3 and then first left onto the B3100 signposted to Elstead. Continue along this road for approximately 2 miles and on entering the village turn left by the village green into Thursley Road. Continue along Thursley Road for approximately one mile and Fairmile Cottage is on your left hand side immediately before the property Henley Cottage and the 40 Mile speed limit sign, opposite the turning for Woolford Lane.



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APPROVED CODE

Note: 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 distance to services & schools are approximate and given as a guide only. Prospective purchasers must check the admission policy for any school mentioned as these may vary. If the property has been extended since it was placed in its council tax band, the band may be reviewed and may increase following the sale of the property.