



Well-presented house in a sought after location

Old Frensham Road, Lower Bourne, Farnham GU10 3PU

Freehold



Sought after location • Stylish finish • 27 ft Open plan living • Spacious double aspect sitting room • Four bedrooms (one en suite) • Garden with views over Bourne Green • Off road parking

Local information

Old Frensham Road is located in a sought after South Farnham location in The Bourne, overlooking the village green. At the centre of Lower Bourne is a shop, with post office, pharmacy, public house and The Bourne Recreation Ground.

Farnham has a handsome Georgian market town centre which is less than four miles away and has an extensive range of eateries including, Cote and Gail's Bakery, along with a variety of branded and independent shops, coffee shops and supermarkets, including Waitrose.

The A31, A331 and A3 all provide swift access to the M25 and the national motorway network. Farnham's mainline train station is just 1.6 miles away and provides direct trains to London Waterloo (from 53 minutes).

There are a number of schools in the area, including South Farnham Infants, Weydon School, South Farnham Junior School, Edgeborough, Moor House and Frensham Heights.

Tennis is available at The Bourne & at David Lloyd tennis centre and other recreational facilities are available at Farnham's leisure centre and golf is available locally at Hankley and Hindhead.

Farnham has further wonderful countryside nearby including Alice Holt Forest, Frensham Great and Little Pond, providing excellent opportunities for walking and cycling.

About this property

2 Old Frensham Road is an attractive detached and recently refurbished family home.

There is a welcoming entrance hall with good under stair storage. From here you enter into the heart of the home which is a large open plan style family living area which accommodates an area for soft seating, dining and the kitchen.

The kitchen is fitted with cabinetry in a contemporary style with granite work-tops, breakfast bar seating, tiled flooring with under floor heating and built in appliances.

Adjoining the open plan family living room there is a study, cloakroom and a utility room.

The ground floor also includes a 27 ft double aspect living room with a feature limestone surround fireplace and bi-folding door giving access out to the garden. Throughout the ground floor there are high ceilings allowing each room to feel bright and spacious.

The first floor accommodates a master bedroom with en suite. There are a further three bedrooms served by a family bathroom with separate shower.

Outside

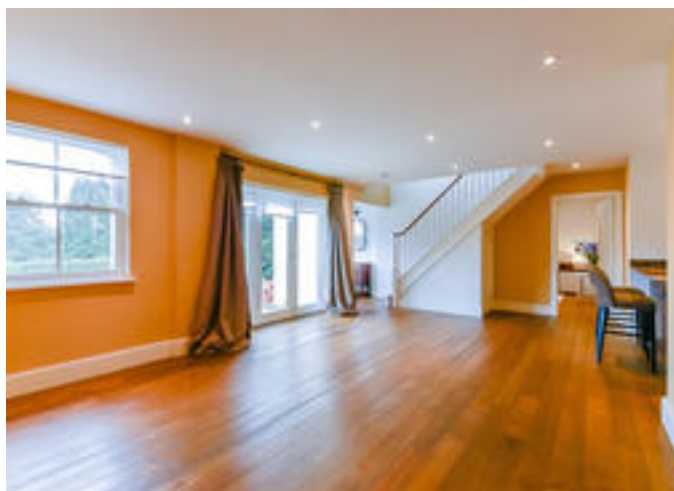
2 Old Frensham Road has a off road parking for 2-3 cars. The front garden is enclosed by fencing, mostly laid to lawn with an area of terrace providing space for outdoor living and entertaining with an elevated view across Bourne Green.

Tenure

Freehold

Local Authority

Waverley Borough Council





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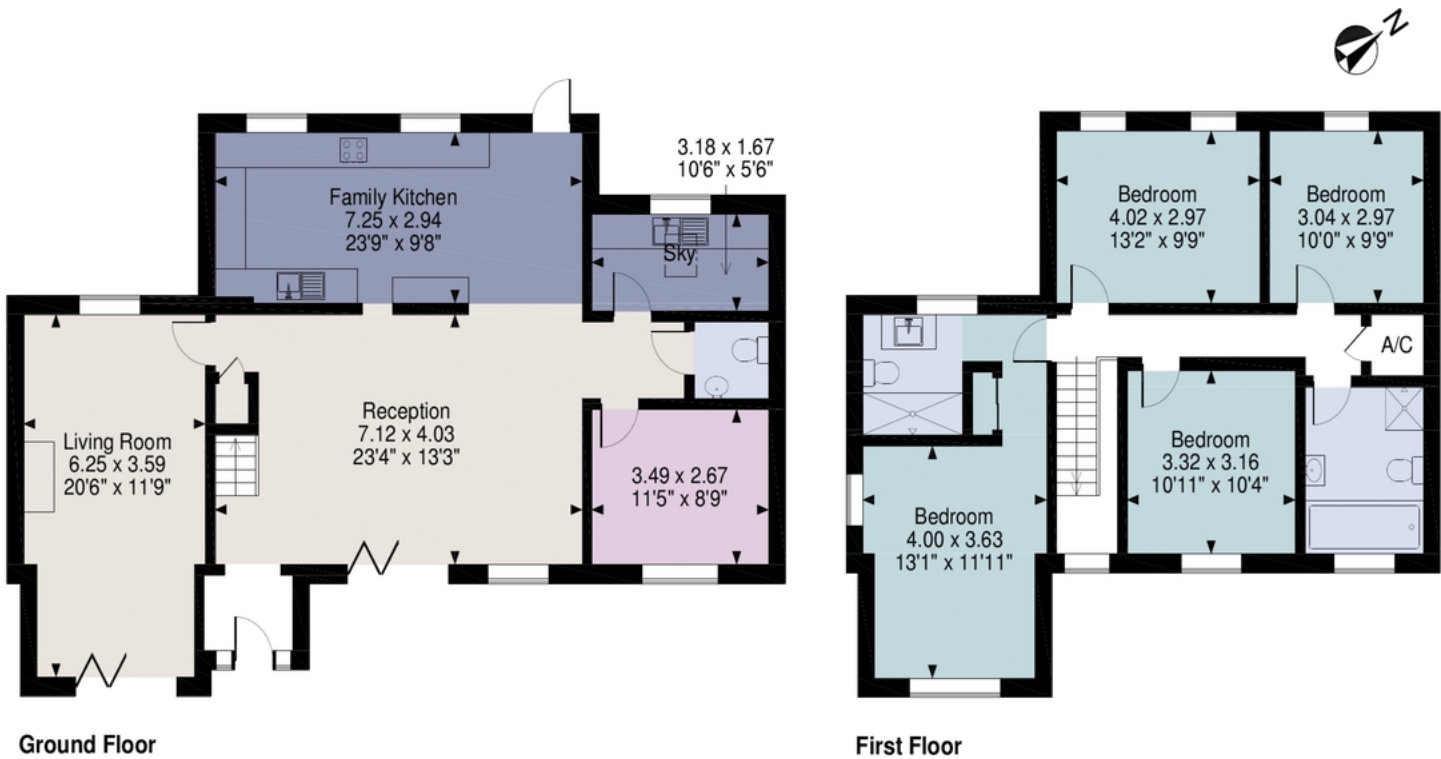
Gross internal area (approx) 1,894 sq ft / 176 sq m

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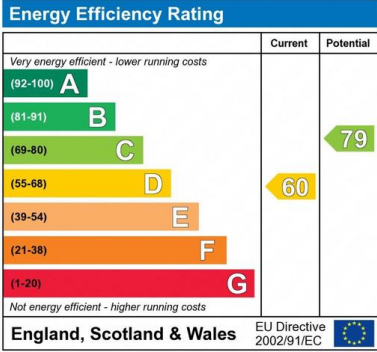


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