



# Smart new home in a sought after position

**The Grove, Wrecclesham, Farnham GU10 4JS**

Freehold



Entrance hall • Living room • Cloakroom • Kitchen • Three bedrooms (one en suite) • Family Bathroom • Home office • Garden

About this property

The Grove is an exclusive development of just twelve 2 and 3 bedroom homes located on the outskirts of the historic town of Farnham. Throughout the finish is to a high standard including oak doors, timber staircase, sculpted cornicing, grey oak effect flooring and luxury carpet. Within the entrance is a cloakroom. The living rooms is a bright space with bi fold doors providing access to the garden. The kitchen is fitted in a contemporary style with soft close cupboards and drawers, Silestone worktops and a range of Siemens appliances and a Caple wine cabinet. The first and second floors provides for three bedrooms (one en suite) a family bathroom and a home office. All the bathrooms are smartly fitted bathrooms

Outside  
11 Grove Close benefits from bespoke landscaping to front of all properties, allocated parking and access to a cycle store. The rear garden features a patio and area of lawn.

Tenure  
Freehold

EPC rating = B

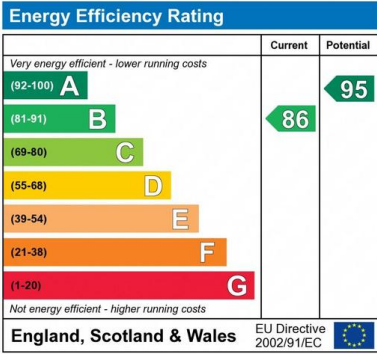
The Grove, Wrecclesham, Farnham GU10 4JS  
Gross internal area (approx) 119.15 sq m / 1282.52 sq ft

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