

Long Reach, West Horsley, KT24





# Spacious detached property for sale in West Horsley.

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The spacious house sits in a small development of two houses. It has delightful views over an area of Suitable Alternative Natural Greenspace to the front and a southeasterly-facing garden to the rear .

The ground floor comprises a large dual-aspect lounge/dining room, a modern kitchen, a utility room, study and a further family room which has an en suite shower room. To the first floor are four good-sized bedrooms, all of which have in-built storage. One of the bedrooms has an en suite WC and there also two family bathrooms on this floor.

Outside, there is an attractive large rear garden with two ponds and a raised patio terrace.

Maximising on its southerly aspect, the property benefits from roof-mounted solar panels.

The frontage of the property is extensive and there is a large gravelled driveway as well as side access to the garden and access to the garage which adjoins the house.

Tenure: Freehold

Local Authority: Guildford

Council Tax Band: F





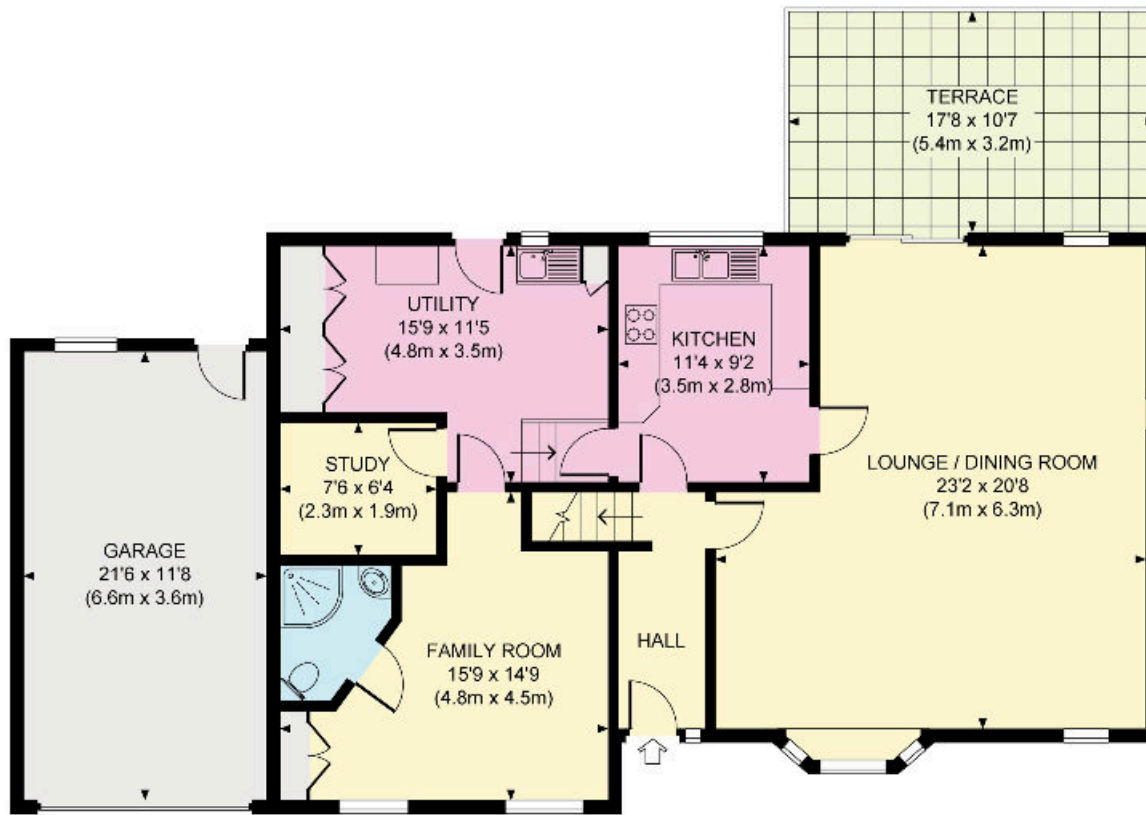




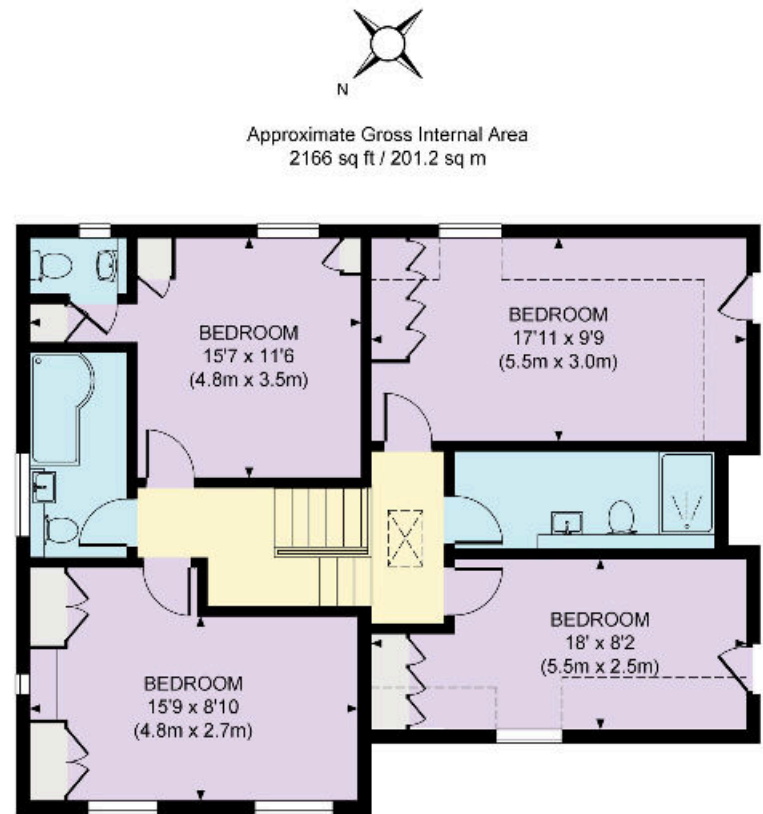








GROUND FLOOR



FIRST FLOOR

Approximate Gross Internal Area  
2166 sq ft / 201.2 sq m

This plan is for layout guidance only. Not drawn to scale unless stated. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them.

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Fixtures and fittings: A list of the fitted carpets, curtains, light fittings and other items fixed to the property which are included in the sale (or may be available by separate negotiation) will be provided by the Seller's Solicitors.

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