



52 Little Heath Road, Chobham, GU24 8RJ

INCORPORATING
Waterford's
Residential Sales & Lettings

£695,000

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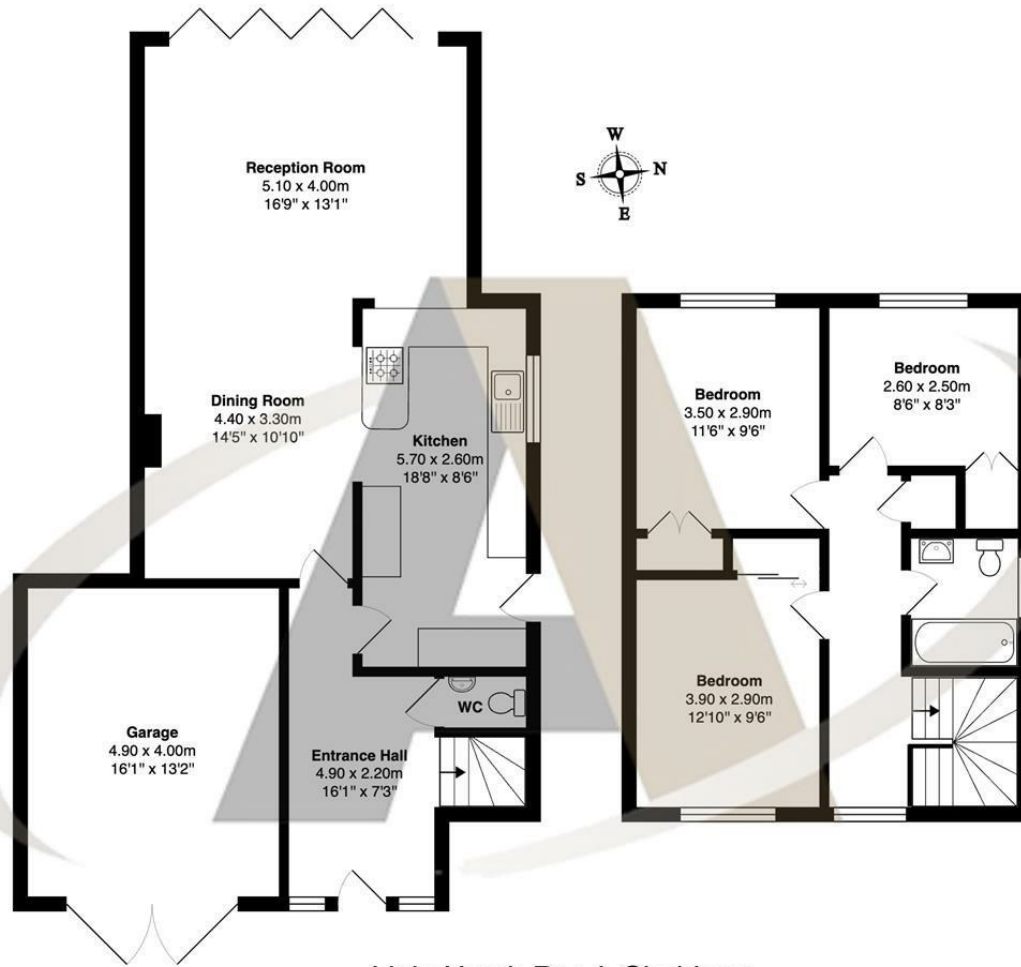
This charming three-bedroom detached home enjoys a picturesque setting opposite Little Heath Common, offering a peaceful and scenic outlook.

Positioned on a quiet no-through lane, the property provides a wonderful balance of countryside tranquility and convenient access to local amenities. The home is well-presented and offers comfortable living spaces, with the potential for further enhancement. Just a short walk from Chobham village, residents can enjoy a selection of pubs, restaurants, and boutique shops, while excellent transport links, including nearby Sunningdale and Woking train stations, provide easy access to London Waterloo and major motorway networks.

The rear garden is a delightful space, featuring a large patio leading to a well-maintained lawn, bordered by mature shrubs and flowers that create a private and inviting outdoor retreat. Nature lovers will appreciate the proximity to both Little Heath Common and Chobham Common, with their extensive walking, cycling, and horse-riding trails. This home presents an exceptional opportunity for buyers seeking a peaceful yet well-connected lifestyle in a highly sought-after location. This property is likely to attract a lot of attention and prompt viewings are encouraged. Contact Aspen Estate Agents incorporating Waterfords to arrange your viewing.



Floor Plan



Little Heath Road, Chobham

Total Area: 133.3 m² ... 1435 ft²

All measurements are approximate and for display purposes only

Aspen Estate Agents incorporating Waterfords

32 High Street

Chobham

Surrey

GU24 8AA

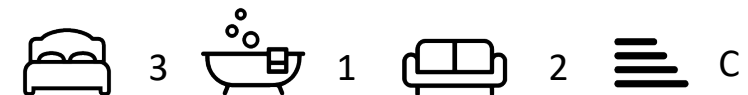
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Features

- Charming three-bedroom detached home in a picturesque setting opposite Little Heath Common.
- Well-presented interiors with comfortable living spaces and potential for further enhancement.
- Excellent transport links via Sunningdale and Woking train stations for access to London Waterloo.
- Delightful rear garden with a large patio, lawn, and mature shrub borders for privacy.
- Close to Little Heath Common and Chobham Common, offering walking, cycling, and horse-riding trails.
- Positioned on a quiet no-through lane, offering countryside tranquility with easy access to amenities.
- Short walk to Chobham village, with a selection of pubs, restaurants, and boutique shops.
- Good connectivity to major motorway networks, including the M3 and M25.
- Ample off street parking and garage.



Tenure - Freehold Council Tax Band - F

