



## 56B Long Garden Walk , Farnham, GU9 7HX

Tucked away in the heart of Farnham town centre, a one bedroom character house with a courtyard garden. The house is located within a stone's throw of the town's amenities. No onward chain.

**Price Guide £335,000**

# 56B Long Garden Walk , Farnham, GU9 7HX



- Tucked away town centre location
- Double bedroom
- No onward chain
- Double aspect sitting room
- Bathroom with separate shower
- Close to the town's amenities
- Kitchen
- Walled courtyard garden



Directions  
SAT NAV GU9 7HX



## Floor Plan



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs (92 plus) A		91
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC	

Environmental Impact (CO <sub>2</sub> ) Rating		
	Current	Potential
Very environmentally friendly - lower CO <sub>2</sub> emissions (92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO <sub>2</sub> emissions		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC	