TRUEMAN & GRUNDY
ESTATE AGENTS









Cedar Lodge, 53A Sandrock Hill Road

, Farnham, GU10 4RJ

A stunning 4 bedroom, 4 bathroom detached family house set over three floors situated in a popular south Farnham location. The current owner has created a wonderful modern home with excellent accommodation, quality fittings and a lovely homely feel. No onward chain.

Price Guide £1,250,000

Cedar Lodge, 53A Sandrock Hill Road

, Farnham, GU10 4RJ

4 4 2 C

- Stunning family house set over three floors
- Beautifully presented
- Entrance hall with cloaks hanging space, utility room, cloakroom/shower room
- Sitting room with wood burner and doors to the balcony with views, double doors to dining room
- Kitchen /breakfast room with bi folds opening to the patio and rear garden
- Bedroom 1 with en suite bathroom with separate shower and walk in wardrobe
- 3 further bedrooms (one currently uses as a study), one with en suite shower room and walk out terrace
- Family bathroom, some under floor heating
- Driveway parking and integral garage
- Rear garden with patio and various dining/seating areas



Directions

SAT NAV : GU10 4RJ











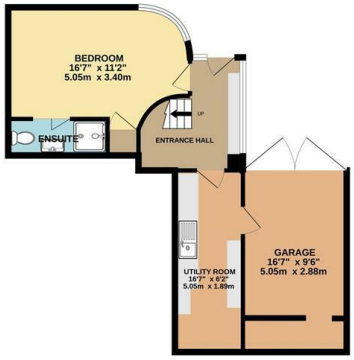




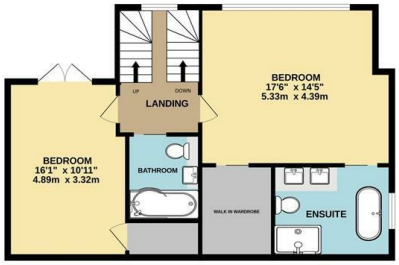


Floor Plan

GROUND FLOOR
526 sq.ft. (48.9 sq.m.) approx.



1ST FLOOR
723 sq.ft. (67.1 sq.m.) approx.



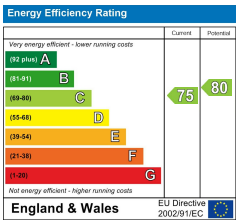
2ND FLOOR
1052 sq.ft. (97.7 sq.m.) approx.

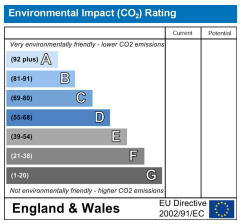


TOTAL FLOOR AREA : 2301 sq.ft. (213.7 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
Made with Metropix ©2026

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.





Trueman House, 8 Castle Street, Farnham, Surrey, GU9 7HR
Tel: 01252 711678 Email: sales@truemanandgrundy.co.uk www.truemanandgrundy.co.uk