

29 High Street Farnham Surrey

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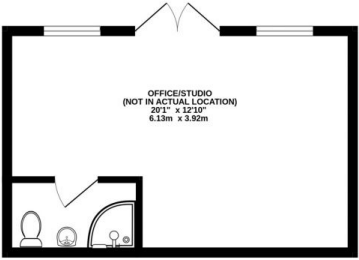
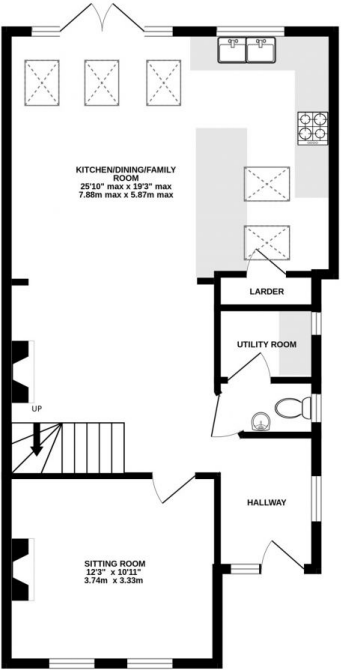
Set in the heart of Rowledge Village is this sensational period property, providing flexible accommodation with the benefit of a passed certificate of lawfulness use including plans - to modify the loft to create a further bedroom and shower room. Tastefully renovated and extended by the present owners, this lovely home offers a blend of both period and modern features throughout. On the ground floor there is a welcoming hallway, sitting room with a feature fireplace, utility room, WC; whilst the main selling feature of the house is the kitchen/dining/family room that overlooks the rear garden. This benefits from a wood burning stove, breakfast bar, French doors leading to the rear garden, a well designed walk-in larder, and 5 skylights that flood the room with natural light. On the 1st floor there are 2 double bedrooms each with their own original feature fireplaces, a further single bedroom, and a well appointed family bathroom.

Price : Price Guide £800,000
EPC EER : 73
EPC EER Potential : 83
View : <https://www.keatsfearn.co.uk/sale/surrey/rowledge/farnham/residential/semi-detached/8044459>

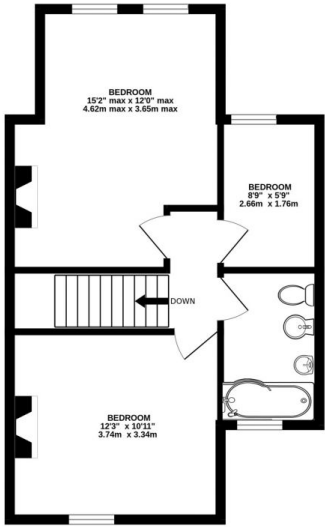


James Fearn
01252 718018

GROUND FLOOR
895 sq.ft. (83.1 sq.m.) approx.



1ST FLOOR
446 sq.ft. (41.4 sq.m.) approx.



TOTAL FLOOR AREA : 1408sq.ft. (130.8 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.

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