



## Three Bedroom Semi-Detached House

**Wentworth Close, Farnham, Surrey, GU9 9HJ**

Guide Price: £550,000

- Three Bedrooms
- No Onward Chain
- Extensively Renovated Throughout
- Recently Refitted Kitchen/Diner
- Modern First Floor Bathroom
- Corner Plot
- Landscaped Rear Garden
- EPC : C (74)



## Description

Available with no onward chain is this immaculately presented three bedroom semi-detached home, which has been extensively renovated and modernised throughout. The entrance porch leads to an open plan kitchen/diner, which has been recently renovated to include a kitchen suite, integrated appliances and flooring. The kitchen/ diner benefits from patio doors leading out to the landscaped rear garden. The entrance way continues through to the separate front living room with a fitted marble fireplace. The under stairs storage room completes the ground floor accommodation. To the first floor are three bedrooms, two generous doubles and a well-sized third bedroom. In addition to this, there is a recently renovated, modern family bathroom with a three piece bathroom suite which has been thoughtfully designed to include a shower above the bath. Other features of the property include large, double glazed windows, recently laid carpet, a recently installed boiler system and radiators throughout. Situated within walking distance of popular schools for all ages, the property is also just 1.2 miles from the closest train station with direct links to London Waterloo.

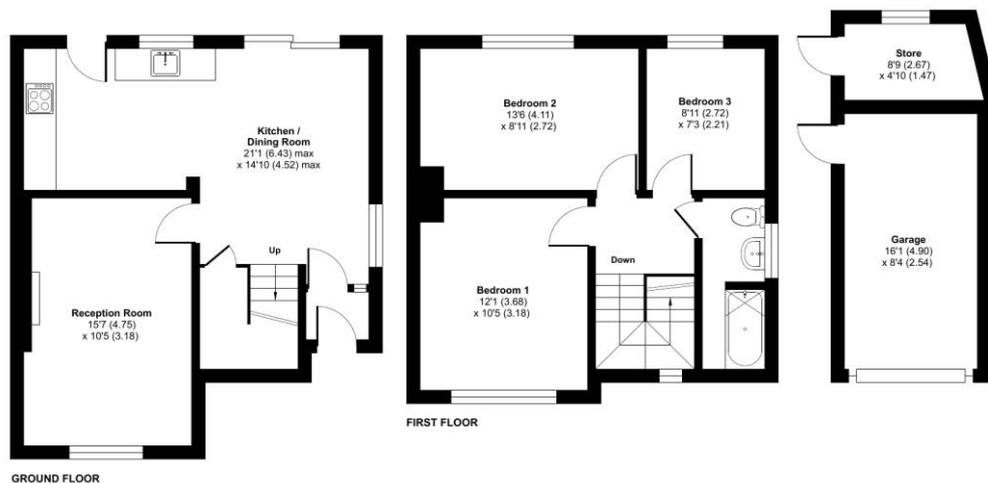
## Outside

To the front of the property is a driveway providing off road parking for multiple vehicles, with additional parking ahead of the garage. The garage has recently been re-roofed and benefits from a section to the rear which has been used creatively as a home office. The rear garden is notably private, with a patio area across the immediate rear and side of the house, with a larger laid to lawn section covering the remainder. Towards the back of the garden there is a separate pergola seating area and a glass greenhouse. The garden is particularly wide thanks to its position on the corner of the close.

## Floorplan

### Wentworth Close, Farnham, Surrey, GU9

Approximate Area = 1061 sq ft / 99 sq m (includes garage)  
 Outbuilding = 39 sq ft / 4 sq m  
 Total = 1100 sq ft / 103 sq m  
 For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). ©vivechcom 2022. Produced for Bridges Estate Agents. REF: 885998



To arrange a viewing please contact:

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