

3 Cherry Tree Avenue,
Haslemere, Surrey



Strutt
& Parker

Land and property. Since 1885.

A stylish family home with modern décor and fittings, set in a highly desirable and peaceful, yet well-connected Haslemere residential position

The property

3 Cherry Tree Avenue is a highly attractive detached contemporary home, providing four bedrooms and stylish modern living space in a sought-after Haslemere position. The property features elegant white rendered elevations outside, while inside there is clean, neutral décor and stylish fittings throughout.

The ground floor has a semi open-plan layout and includes the 23ft kitchen and dining room at its heart, which features tiled flooring, recessed LED and pendant light fittings and space for a dining table with built-in banquette window seating. The kitchen itself has sleek fitted units, a central island with a breakfast bar and integrated appliances by Miele. An open squared archway leads to the comfortable family room, which has a triple aspect, including a full-height window and French doors opening to the gardens. Also on the ground floor you will find a cloakroom and a useful utility room with further space for home storage and laundry appliances.

Upstairs there are four well-presented bedrooms, including the generous principal bedroom with its built-in wardrobes and en suite shower room. Two further bedrooms have fitted storage, while the upper level also has a family bathroom with a bathtub and a separate shower.



Outside

There is a gravel driveway at the entrance to the property, providing parking for several vehicles as well as affording access to the detached single garage. The gardens at the front and side of the home include well-stocked border beds, paved pathways, a terraced lawn and at the top of the garden, a peaceful area of decking for al fresco dining, with high hedgerows enclosing the gardens and providing a sense of privacy from neighbouring homes.

Location

The property is located on a peaceful and highly desirable residential street on the edge of Haslemere, a mile from the amenities at Wey Hill and conveniently positioned for the mainline station. Haslemere provides a good variety of boutique shopping, restaurants, a Waitrose supermarket, recreational facilities and a mainline station with fast trains reaching London Waterloo in approximately 53 minutes. The A3 London to Portsmouth road is about five miles distant providing access through the Hindhead tunnel to Guildford, London, Heathrow, Gatwick, the M25, and south to the coast. There is a fine selection of schools in the area including St Ives, St Edmunds, The Heights, Highfield, Brookham and Amesbury. Sporting facilities include golf at Liphook and West Surrey, racing at Goodwood and Fontwell, polo at Cowdray Park and sailing off the south coast at Chichester. There are theatres at Guildford and Chichester.

Postcode region: GU27

General

Local Authority: Waverley Borough Council
Services: Mains water, electricity, drainage and gas central heating.
Council Tax: Band E
EPC Rating: C
Mobile and Broadband checker: Information can be found here <https://checker.ofcom.org.uk/en-gb/>

1,527 sq ft (142 sq m)

1 reception room

4 bedrooms

2 bathrooms

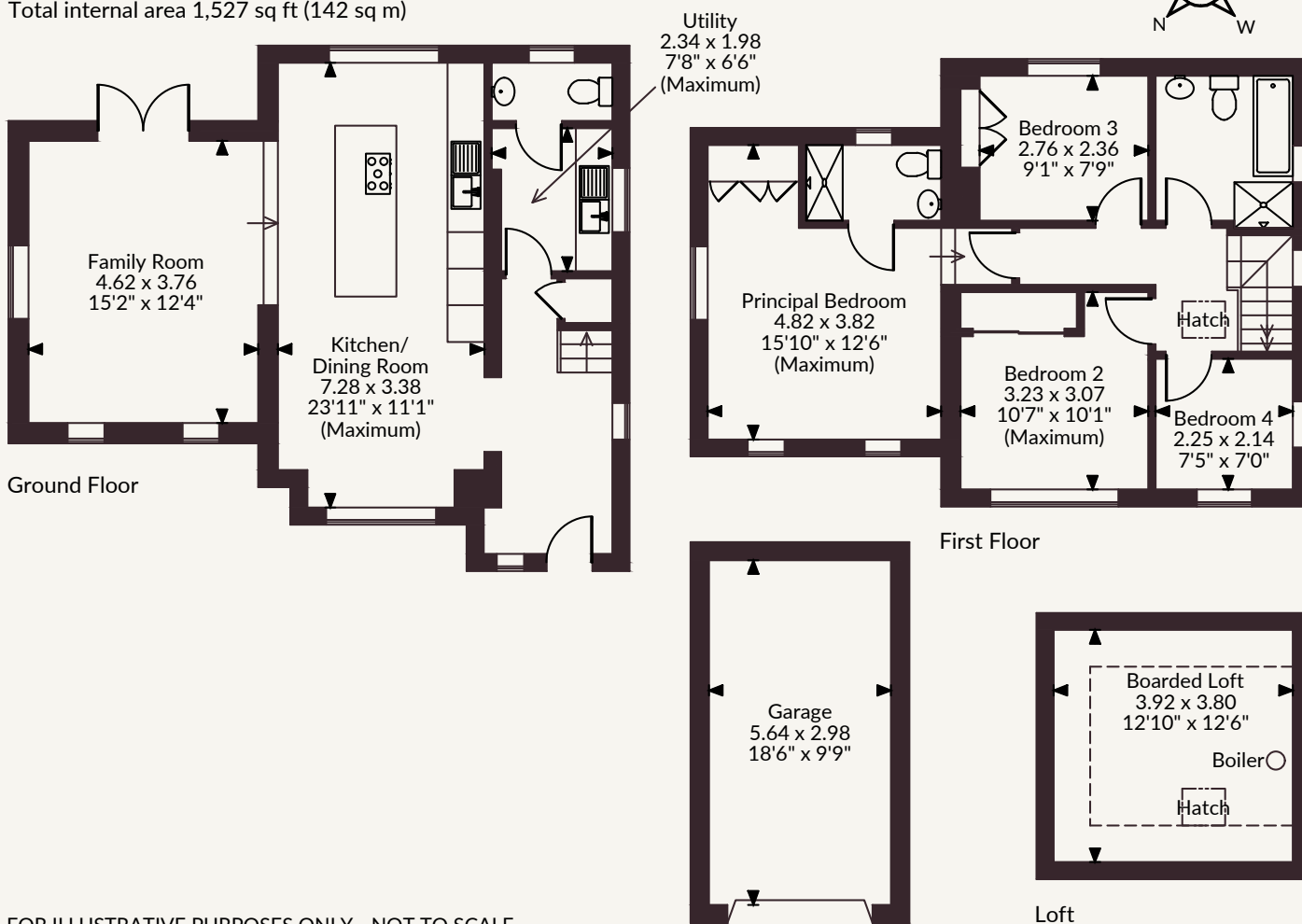
Garage

Freehold | Town

Guide price £895,000



Cherry Tree Avenue, Haslemere
 Main House internal area 1,346 sq ft (125 sq m)
 Garage internal area 181 sq ft (17 sq m)
 Total internal area 1,527 sq ft (142 sq m)



FOR ILLUSTRATIVE PURPOSES ONLY - NOT TO SCALE

The position & size of doors, windows, appliances and other features are approximate only.

□□□□ Denotes restricted head height

© ehous. Unauthorised reproduction prohibited. Drawing ref. dig/8691265/MJH

Strutt & Parker Haslemere

6 Charter Walk, Haslemere, Surrey GU27 2AD
 01428 661077 | haslemere@struttandparker.com



@struttandparker struttandparker.com

Strutt & Parker

Land and property. Since 1885.

IMPORTANT NOTICE: Strutt & Parker gives notice that: 1. These particulars do not constitute an offer or contract or part thereof. 2. All descriptions, photographs and plans are for guidance only and should not be relied upon as statements or representations of fact. All measurements are approximate and not necessarily to scale. Any prospective purchaser must satisfy themselves of the correctness of the information within the particulars by inspection or otherwise. 3. Strutt & Parker does not have any authority to give any representations or warranties whatsoever in relation to this property (including but not limited to planning/building regulations), nor can it enter into any contract on behalf of the Vendor. 4. Strutt & Parker does not accept responsibility for any expenses incurred by prospective purchasers in inspecting properties which have been sold, let or withdrawn. 5. We are able to refer you to SPF Private Clients Limited ("SPF") for mortgage broking services, and to Alexander James Interiors ("AJI"), an interior design service. Should you decide to use the services of SPF, we will receive a referral fee from them of 25% of the aggregate of the fee paid to them by you for the arrangement of a mortgage and any fee received by them from the product provider. Should you decide to use the services of AJI, we will receive a referral fee of 10% of the net income received by AJI for the services they provide to you. 6. If there is anything of particular importance to you, please contact this office and Strutt & Parker will try to have the information checked for you. Strutt & Parker is a trading style of BNP Paribas Real Estate Advisory & Property Management UK Limited. Photographs taken May 2026. Particulars prepared May 2026.