




Ambleside

Highfield Lane, Thursley, Surrey



BNP PARIBAS GROUP 

A handsome four bedroom detached property located in an historic south Surrey location

A double-fronted family home featuring modern amenities, quality fixtures and fixtures, neutral décor and a wealth of wooden flooring across the ground floor, the whole combining to provide an elegant and practical living environment. It is located on the fringes of a sought-after village, near to local amenities



3 RECEPTION ROOMS



4 BEDROOMS



4 BATHROOMS



PRIVATE PARKING



GARDEN



FREEHOLD



EDGE OF VILLAGE



2,390 SQ FT



**GUIDE PRICE
£1,500,000**

The property

Ambleside is an attractive part tile-hung detached family home offering almost 2,400 sq ft of light-filled flexible accommodation arranged over two floors.

Configured to provide an elegant and practical living and entertaining environment featuring modern amenities, quality fixtures and fixings, neutral décor and wooden flooring across the ground floor, the accommodation flows from a welcoming reception hall with full-height glazing, a feature angled sky lantern, useful storage, cloakroom and galleried landing over. It comprises a spacious dual aspect drawing room with feature inset woodburning stove and French doors to the rear garden, a well-proportioned rear aspect snug, and an office with bespoke fitted storage. Further is a generous kitchen/dining room with tiled flooring and two sets of French doors to both front and rear aspect terraces flooding the area with natural light, together with a range of bespoke wall and base units including a large central island, complementary work surfaces and splashbacks and modern integrated

appliances. The dining area has space for a sizeable table, woodburning stove and a door to a fitted utility room with a door to the rear garden.

On the first floor, a generous galleried landing leads to a vaulted, dual-aspect principal bedroom featuring French doors opening onto a Juliet balcony with rear views, fitted storage, and a modern en suite bathroom with both a bath and separate shower. There are two additional rear-aspect double bedrooms, each with en suite shower rooms, and a front-aspect double bedroom with fitted storage and Jack and Jill access to a contemporary family bathroom, also accessible from the landing.



Outside

Set behind low-level stone walling and having plenty of kerb appeal, the property is approached through a five bar gate over a gravelled driveway providing private parking, flanked by an area of level lawn bordered by well-stocked flowerbeds and a front aspect paved terrace off the kitchen/dining room. The manageable enclosed garden to the rear is laid mainly to level lawn and features two sheds and a paved terrace off the kitchen/dining room, ideal for entertaining and al fresco dining.

Location

Thursley is an attractive village with a village green, church, village hall, pub, playground and Thursley Common, a national nature reserve and SSSI, all surrounded by beautiful Surrey Hills countryside, ideal for walking, cycling and horse riding. The nearby towns of Godalming, Haslemere and Farnham offer extensive quality high street and independent shopping, supermarkets, restaurants, cafés, pubs and bars and excellent leisure amenities including tennis

and golf clubs, leisure centres and hotels with spas. Communications links are excellent: the A3 gives access to the south coast and connects to the M25 road network, giving further access both to Heathrow and Gatwick Airports and to central London, and Witley station (5.1 miles) offers regular services to central London in less than an hour.



Distances

- LThursley 0.4 mile
- A3 (Petersfield Bypass) 0.9 mile
- Godalming 6.0 miles
- Haslemere 7.7 miles
- Farnham 8.5 miles
- M25 (Junction 10) 17.9 miles
- London Heathrow Airport 34.0 miles
- Central London 41.8 miles

Nearby Stations

- Witley
- Milford
- Godalming station

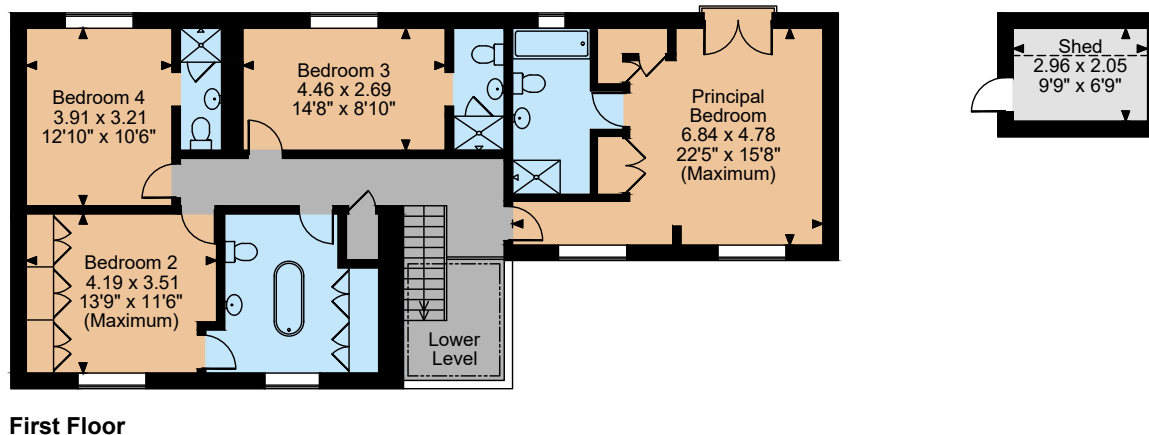
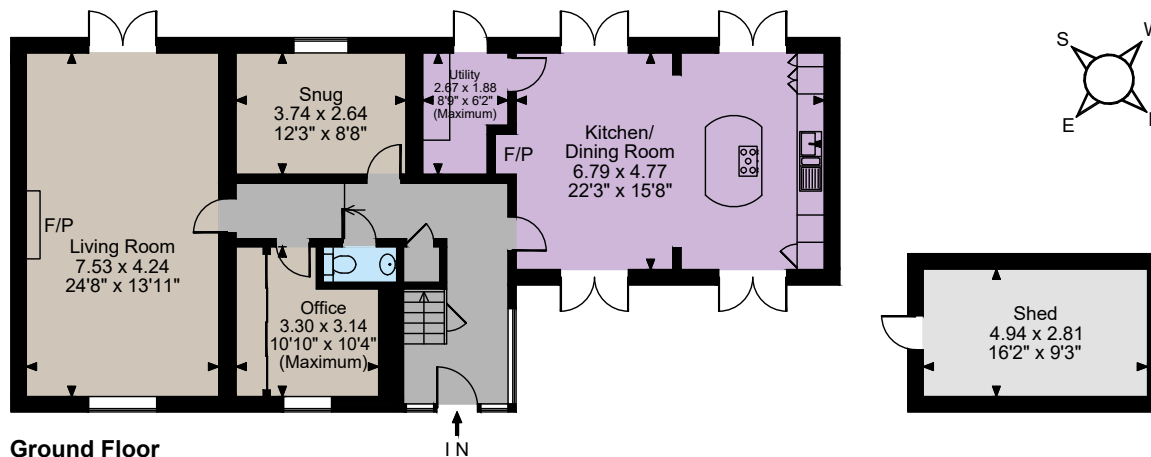
Key Locations

- Winkworth Arboretum
- Loseley Park
- Guildford Castle

Nearby Schools

- Barrow Hills
- Royal School
- King Edward's Witley
- Charterhouse
- Prior's Field
- Aldro





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

□ □ □ Denotes restricted head height

© ehouse. Unauthorised reproduction prohibited. Drawing ref. dig/8646277/SS



Floorplans

Main House internal area 2,390 sq ft (222 sq m)

Outbuilding internal area 195 sq ft (18 sq m)

Total internal area 2,585 sq ft (240 sq m)

For identification purposes only.

Directions

GU8 6QQ

what3words: ///tones.appear.cello

General

Local Authority: Waverley Borough Council.

Tel: 01483 523333

Services: Mains water, electricity and drainage. Oil fired heating.

Mobile and Broadband checker: Information can be found here <https://checker.ofcom.org.uk/en-gb/>

Council Tax: Band G

EPC Rating: TBC

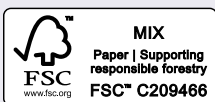
Guildford

215-217 High Street, Guildford, GU1 3BJ

01483 306565

guildford@struttandparker.com
struttandparker.com

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. Photographs taken Mayx 2025. Particulars prepared May 2025. Strutt & Parker is a trading style of BNP Paribas Real Estate Advisory & Property Management UK Limited



@struttandparker

Over 50 offices across England and Scotland,
including Prime Central London

For the finer things in property.

