Peper Harow Lane, Shackleford, Godalming, GU8

Approximate Area = 797 sq ft / 74 sq m
Outbuilding = 47 sq ft / 4.3 sq m
Total = 844 sq ft / 78.4 sq m
For identification only - Not to scale

Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). ©nichecom 2026. Produced for Seymours Estate Agents. REF: 1503301

Bedrooms	Bathrooms	EPC Rating	Sq Ft	Station	Council Tax	Service Charge	Ground Rent
2	1	D	797	3.06 miles	Band E	NA	NA

Services - The property has electricity, oil-fired central heating to radiators, and a shared septic tank located within the garden.

Fixtures & Fittings - We have not carried out a detailed survey, nor tested the appliances, mechanical or electrical fittings.

Viewing - Strictly by appointment through Seymours Estate Agents, 116 - 118 High Street, Godalming, Surrey, GU7 1DJ.

Seymours

6 Glebe Cottages, Peper Harow Lane, Shackleford, GU8 6AN

£500,000 Freehold

A picture perfect two-bedroom character cottage in the scenic Surrey village of Shackleford, surrounded by beautiful countryside and under a mile from the A3. Combining period detail with a modern kitchen and stylish bathroom, highlights include a welcoming sitting room with wood-burning stove, two large double bedrooms and a superbly generous, established west facing rear garden with patio, mature trees and planting. Godalming, with its excellent amenities and mainline station, is approximately three miles away.

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Your property partner for life

Set within the picturesque Surrey village of Shackleford, 6 Glebe Cottages is an appealing two-bedroom character home that combines the warmth and individuality of a traditional cottage with well-presented, practical accommodation. Red brick elevations, leaded-style windows and a timber-framed entrance porch enhance the character feel, while the particularly generous rear garden creates a wonderful sense of space and greenery.

The front door opens into a welcoming sitting room, a comfortable and well-proportioned reception space with a broad window drawing in plenty of daylight. A brick fireplace with a wood-burning stove provides an attractive focal point and reinforces the cottage character, while painted timber doors and built-in cupboards add further traditional detail.

Moving towards the rear, the accommodation flows into the kitchen and adjoining dining area. The kitchen has a relaxed country feel, with soft sage-green Shaker-style cabinetry complemented by timber work surfaces and simple white tiled splashbacks. A ceramic sink is positioned beneath a leaded-style window, while integrated cooking appliances and space for a washing machine provide the everyday practicalities. An exposed dark timber beam overhead adds another reminder of the property's heritage.

The adjoining dining area creates a natural place for a table and chairs and enjoys an outlook towards the garden. Grey-toned flooring runs through these spaces to give the kitchen and dining area a cohesive finish. A characterful timber door with traditional black ironmongery complements the period feel found elsewhere in the home. A useful porch provides additional space for appliances and boot storage, with a door opening directly onto the garden – particularly convenient for summer dining and entertaining.

Upstairs, the cottage provides two generously proportioned double bedrooms. The principal bedroom is a notably spacious room with a leaded-style window and useful built-in storage, while the second bedroom is similarly well-sized and retains its own character fireplace alongside further fitted storage housing the boiler.

Completing the first floor is an impressively sized and contemporary four-piece bathroom. Finished with grey wood-effect flooring and large-format charcoal tiling around the shower, it incorporates a panelled bath with handheld shower attachment, separate glazed shower enclosure, WC and a modern vanity unit with basin. A chrome heated towel rail completes the scheme.

Outside, the west facing garden is a particularly appealing feature of the property. A paved terrace immediately adjoining the cottage provides an ideal spot for outdoor furniture and summer dining before the garden extends an impressive distance away from the house. Predominantly laid to lawn, it is framed by mature trees, established shrubs and flowering planting, including a particularly attractive flowering shrub beside the terrace. Beyond the main lawn, a gate set discreetly within established hedging leads to a further garden area, complete with a shed, greenhouse and composting space. Neighbouring fields provide an attractive rural backdrop, adding to the sense of space and connection with the surrounding countryside. The mature boundaries and leafy backdrop give the garden a wonderfully established, semi-rural feel, with ample space for gardening, entertaining and simply enjoying the surroundings.

Shackleford is a highly regarded Surrey village surrounded by attractive countryside and well placed between Godalming, Guildford and Farnham. The village retains a strong rural character and has its own community shop, church and Aldro preparatory school, while the surrounding lanes, footpaths and countryside provide excellent opportunities for walking and cycling. Nearby Godalming and Milford provide a broader range of shops, amenities and mainline railway services towards London Waterloo, while convenient access to the A3 makes the location equally well suited to those travelling towards Guildford, London and the wider motorway network.