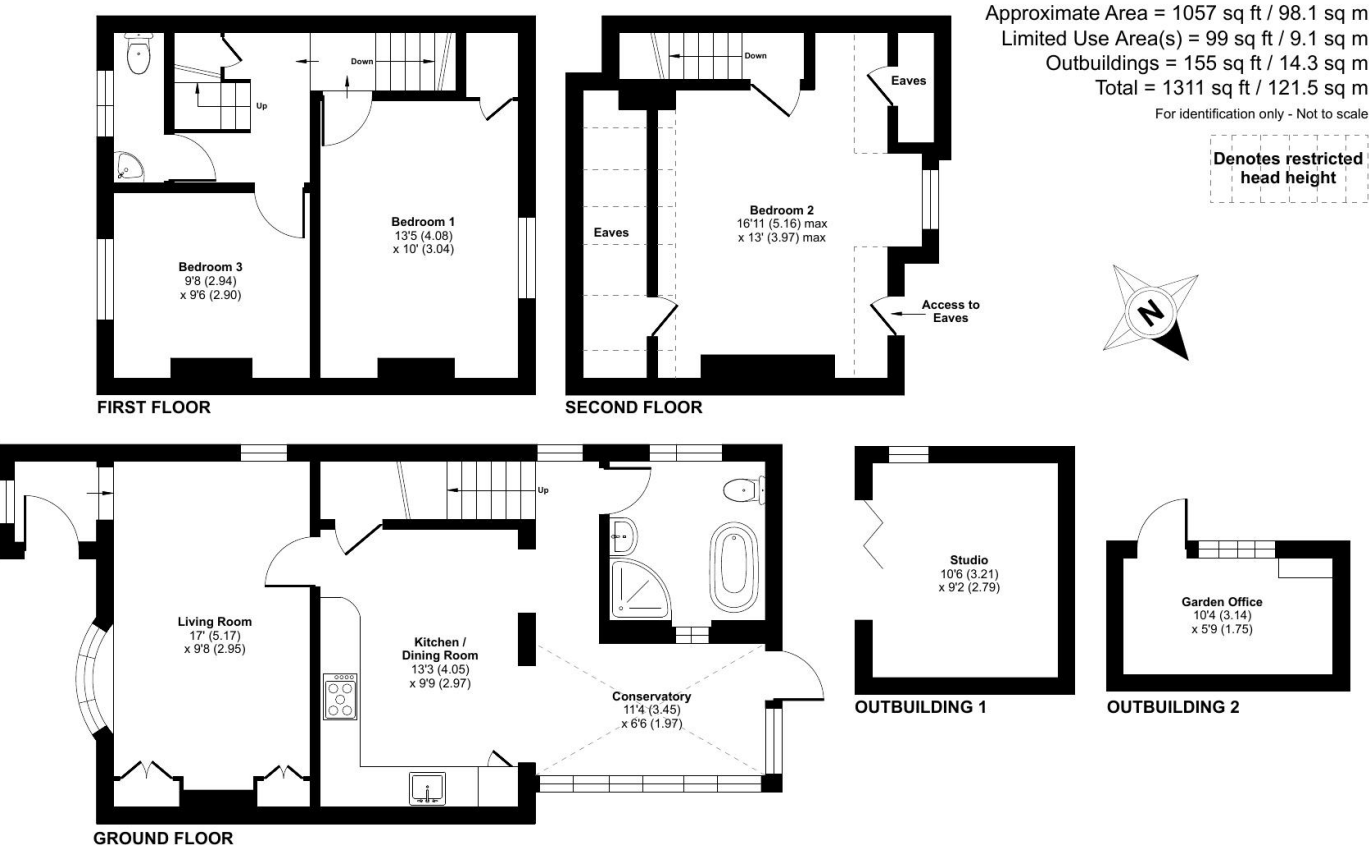


Jacobs Well Road, Jacobs Well, Guildford, GU4

Approximate Area = 1057 sq ft / 98.1 sq m
Limited Use Area(s) = 99 sq ft / 9.1 sq m
Outbuildings = 155 sq ft / 14.3 sq m
Total = 1311 sq ft / 121.5 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 2025. Produced for Seymours Estate Agents. REF: 1317581



Elmhurst, Jacobs Well Road
Jacob's Well

£625,000 Guide Price

Burpham office 5 Kingspost Parade, Burpham, Surrey, GU1 1YP
01483 300667 / sales@seymours-burpham.co.uk / seymours-estates.co.uk

Arrange a viewing: 01483 300667

Property details

-  3 bedrooms

 1 bath

 EPC Rating D

 1311 sq. ft
- Semi-detached

Freehold

Well decorated throughout

Split across three levels

Conservatory

Equipped garden office and studio

Driveway parking

Ultrafast broadband available

This attractive semi-detached home is located in the desirable area of Jacobs Well. With spacious bedrooms, excellent decor and easy links to both Guildford and Woking, this charming property is the ideal family home.

The living room offers a warm and inviting atmosphere, featuring wood flooring and crisp white walls accented by a classic dado rail. A decorative fireplace serves as an elegant focal point, adding a touch of character and charm to the space.

The kitchen combines a modern aesthetic with a cosy cottage feel, boasting cream shaker-style cabinetry topped with wood countertops. Pale grey brick-style tiles form the splashback, complementing the wood flooring and enhancing the overall warmth of the room. Archways lead into the conservatory, providing a charming transition and an additional bright, attractive space with exposed brick on one wall and white walls throughout. The conservatory opens directly onto the garden, perfect for indoor-outdoor living.

The ground floor is completed by a modern bathroom that retains period charm, featuring a freestanding bathtub alongside a separate stand-up shower.

Upstairs on the first floor, Bedroom 1 continues the home's character with a decorative fireplace, soft grey décor, and built-in wardrobes offering practical storage. Bedroom 3 also enjoys a bright and airy feel with white walls and the benefit of another fireplace. The second floor is dedicated to a spacious bedroom, decorated in crisp white with an exposed brick chimney breast that complements the slanted ceilings, while also offering convenient eaves storage.

Outside, the garden is neatly maintained and thoughtfully designed for both relaxation and entertainment. A patio area provides space for outdoor dining, while stepping stones lead through the lawn to a studio situated at the rear of the garden. The garden is lined with trees and shrubs and enclosed by fencing, ensuring privacy and a peaceful outdoor environment. Additionally, there is a well-equipped garden office with lighting and electricity, perfect for remote working or a creative workspace.

Jacobs Well is small village approximately 3 miles to the north of Guildford Town and a little further from Woking. Both towns have fast train services to Waterloo and there is a local station at Worplesdon. To the east of Burpham there is a road connection with the A3, which connects to the M25 orbital motorway. There are some local shops within walking distance of the property as well as bus stops linking to Guildford and Woking Town Centres.

Council tax band: Tax band D
Local authority: Guildford Borough Council
Tenure: Freehold

Viewings by appointment only
01483 300667 / sales@seymours-burpham.co.uk



Move-in ready



Cottage features with modern charm

