



TRURO, 1 TOWER CLOSE

HINDHEAD • SURREY

Truro, 1 Tower Close, Tower Road, Hindhead, Surrey, GU26 6SN

Spacious four bedroom family home within surrounding level gardens in a tucked away position.

Offered with no onward chain.

Bought from new the current owners have enjoyed this family home for over 30 years; and it is easy to understand why, a quiet private position, plenty of parking, surrounding gardens, well placed for woodland walks and easy access onto the A3 for commuting.

The house has been beautifully maintained and cared for over the years with the addition of a conservatory to the rear.

Situated in a close of only three handsome detached homes, with mature hedging defining the boundaries and providing plenty of seclusion. To the front is driveway parking for several vehicles in addition to a double garage and a good sized lawn and patio area.

The front door opens into a welcoming entrance hall with WC and stairs to first floor. Immediately to the left is a front aspect study. The sitting room is behind this with a central brick fireplace housing an open fire. There are sliding patio doors into the conservatory and double internal doors to the dining room/kitchen.

Opened up these areas provide a great space for entertaining or a busy family household. The conservatory is a flexible space with both heating and air conditioning meaning it can be used throughout the year. Double doors open onto a patio and the garden beyond, mature hedging surrounding offering a private spot in which to dine outside.

Also enjoying access onto this patio is a spacious kitchen/dining room. This is a great space with plenty of room for a dining table in addition to a breakfast bar. The fitted kitchen benefits from plenty of drawer and cupboard storage plus integrated oven, gas hob, fridge freezer and dishwasher. A useful utility room can be found off the kitchen, which also enjoys garden access.

Moving to the 1st floor there is a good sized landing with large airing cupboard. The master bedroom enjoys built in wardrobes and an en suite bathroom. There are three further good sized bedrooms and a family bathroom with both bath and separate shower.



ABERDEEN HOUSE, HEADLEY ROAD, GRAYSHOTT, GU26 6LD

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OUTSIDE AND FURTHER INFORMATION

The gardens sit on all sides of the house, offering plenty of space to enjoy the sun or shade whatever the time of day. They are predominantly laid to lawn with mature hedging surrounding in addition to mature shrubs, specimen trees and two large patio areas.

Tenure: Freehold

EPC Rating: C

Council Tax Band: F (Correct at time of publication and is subject to change following a council revaluation after a sale)

Services: The property has mains water, electricity, gas fired central heating to radiators and mains drainage.

Broadband and Mobile services: Visit checker.ofcom.org.uk

Private Road: Adhoc and informal arrangement between neighbours





LOCATION

Tower Close is a small private cul de sac nestled amongst prestigious properties on a historically important road that is home to a mixture of property styles and ages.

Hindhead is a small historic village, with a cluster of shops and cafe's, situated between the larger towns of Farnham and Haslemere, both of which offer good high street shopping and main line rail connections to London.

Access to the A3 is easy, with motorway style connections to London, the South Coast and both principal airports.

Hindhead benefits from many acres of protected countryside; The Devil's Punchbowl (being one) is a designated area of outstanding natural beauty and is within walking distance, as is Highcombe Edge, Whilst The Golden Valley sits just beyond the end of the garden. Within a short drive you can also enjoy Waggoners Wells, Ludshott Common and Hankley Common to name but a few. A small selection of shops and services, including the local primary school can be found within walking distance in Beacon Hill. Additionally there are a large number of private schools and preschools.

Close by, there are several Golf Courses, including Hindhead Golf Course which was founded in 1904 by Sir Arthur Conan Doyle. Other sporting facilities include racing at Goodwood and Fontwell, polo at Cowdray Park, and sailing on Frensham Ponds and from Chichester Harbour.

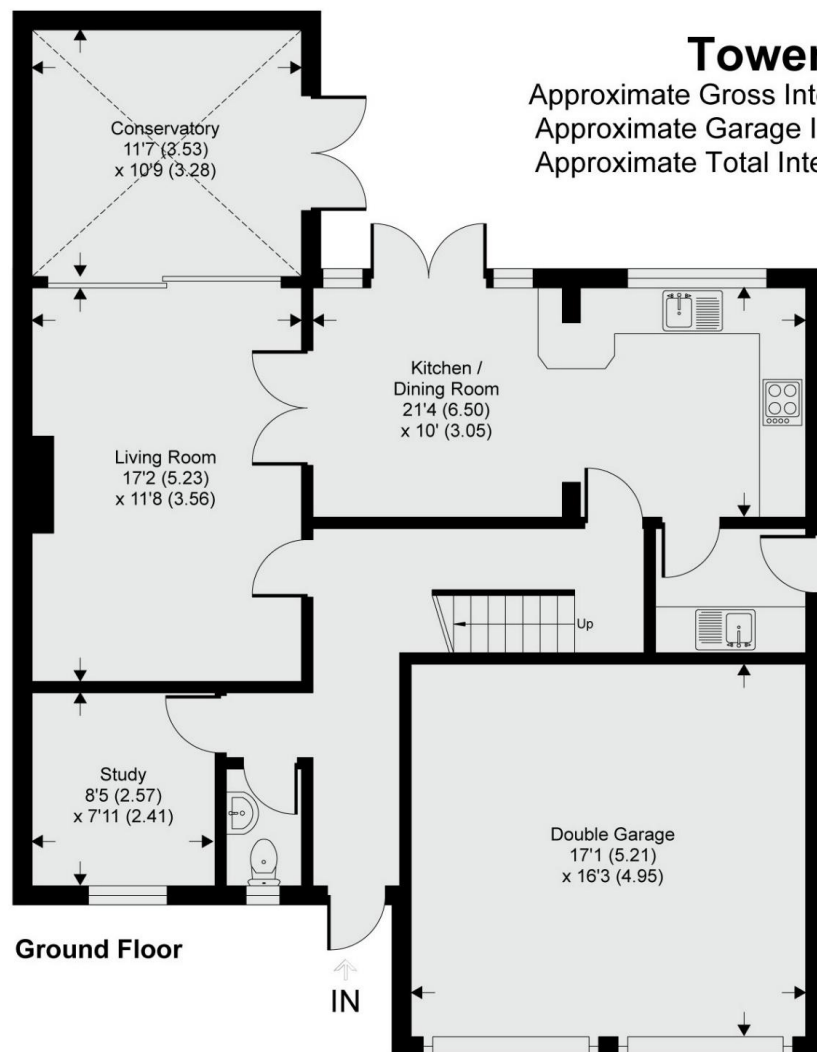


Tower Close, GU26

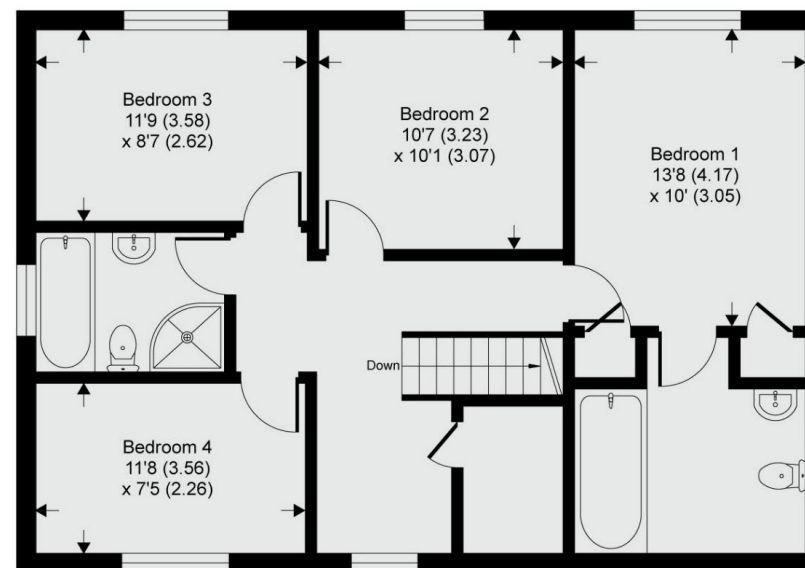
Approximate Gross Internal Area = 147.4 sq m / 1587 sq ft

Approximate Garage Internal Area = 25.8 sq m / 278 sq ft

Approximate Total Internal Area = 173.2 sq m / 1865 sq ft



Ground Floor



First Floor

This floor plan is for representation purposes only as defined by the RICS code of Measuring Practice (and IPMS where requested) and should be used as such by any prospective purchaser. Whilst every attempt has been made to ensure the accuracy contained here, the measurement of doors, windows and rooms is approximate and no responsibility is taken for any error, omission or mis-statement. Specifically no guarantee is given on the total area of the property if quoted on the plan. Any figure provided is for guidance only and should not be used for valuation purposes. Copyright House View Media. 2026 - Produced for Seymours



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