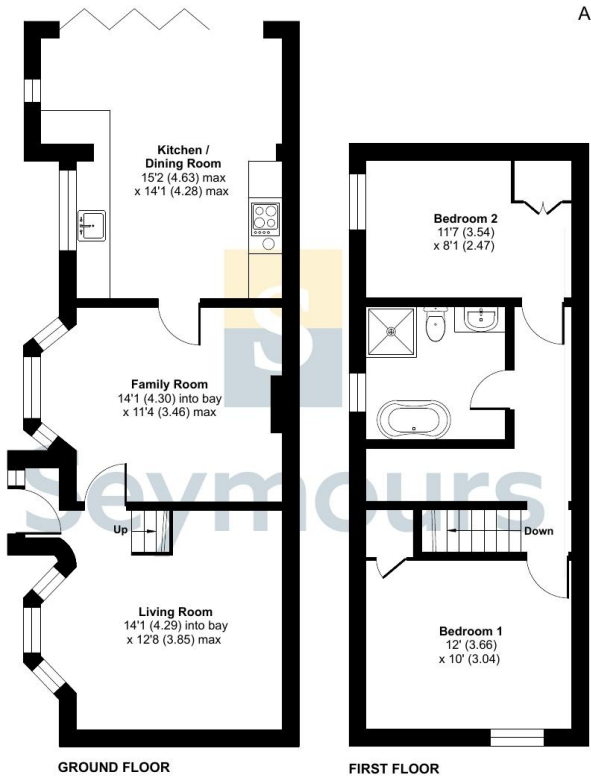


Barnett Lane, Wonersh, Guildford, GU5

Approximate Area = 930 sq ft / 86.3 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). © nchecon 2025. Produced for Seymours Estate Agents. REF: 1466033



Seymours



**One Barnett Cottages, Barnett Lane
Wonersh, Guildford, Surrey, GU5 0RU**

£550,000 Guide Price

Guildford office 217 High Street, Guildford, Surrey, GU1 3BJ
01483 576833 / sales@seymours-guildford.co.uk / seymours-estates.co.uk

Arrange a viewing: 01483 576833

Property details

- 2 bedrooms
- 1 bath
- EPC Rating C
- 930 sq. ft
- Chilworth 1.4 miles
- Semi-detached
- Off-street parking
- Period property
- Generous garden
- Impressive kitchen/dining room
- Two reception rooms
- Excellent transport links
- Within easy reach of Guildford town centre

No onward chain. This attractive two bedroom period home offers a wonderful blend of style and modern family living, set within the sought-after village of Wonerish. Beautifully presented throughout, the property enjoys a welcoming feel with bright and versatile accommodation arranged over two floors, complemented by a generous rear garden and ample driveway parking.

The sitting room is a cosy yet spacious retreat with a bay window allowing plenty of natural light to pour in, while the adjoining family room provides a flexible second reception space ideal for home working, playroom use or additional entertaining. To the rear of the property, the impressive kitchen and dining area forms the heart of the home, featuring stylish cabinetry, ample worktop space, a range-style cooker and bi-folding doors opening directly onto the patio and garden beyond. The open-plan design creates an excellent space for modern living and entertaining, seamlessly connecting the indoors with the outside space.

Upstairs, there are two bedrooms, both enjoying pleasant outlooks and plenty of natural light. The principal bedroom is particularly spacious and benefits from attractive decor, while the second bedroom is ideal for children, guests or home office use. The family bathroom has been finished to a high standard with contemporary tiling, a freestanding bath and separate walk-in shower.

Outside, the property continues to impress with a substantial rear garden offering a large patio seating area and an extensive lawn bordered by mature hedging, creating a good degree of privacy. To the front, the property benefits from a generous driveway providing off-road parking for multiple vehicles.

Barnett Lane is located in the highly desirable Surrey village of Wonerish, surrounded by beautiful countryside while remaining conveniently positioned for Guildford town centre and mainline stations. The village offers a strong sense of community along with local amenities, pubs and excellent nearby schooling.

Transport Links

Chilworth 1.4 miles
Shalford 1.5 miles

Council tax band: Tax band E
Local authority: Waverley Borough Council
Tenure: Freehold

Viewings by appointment only
01483 576833 / sales@seymours-guildford.co.uk

