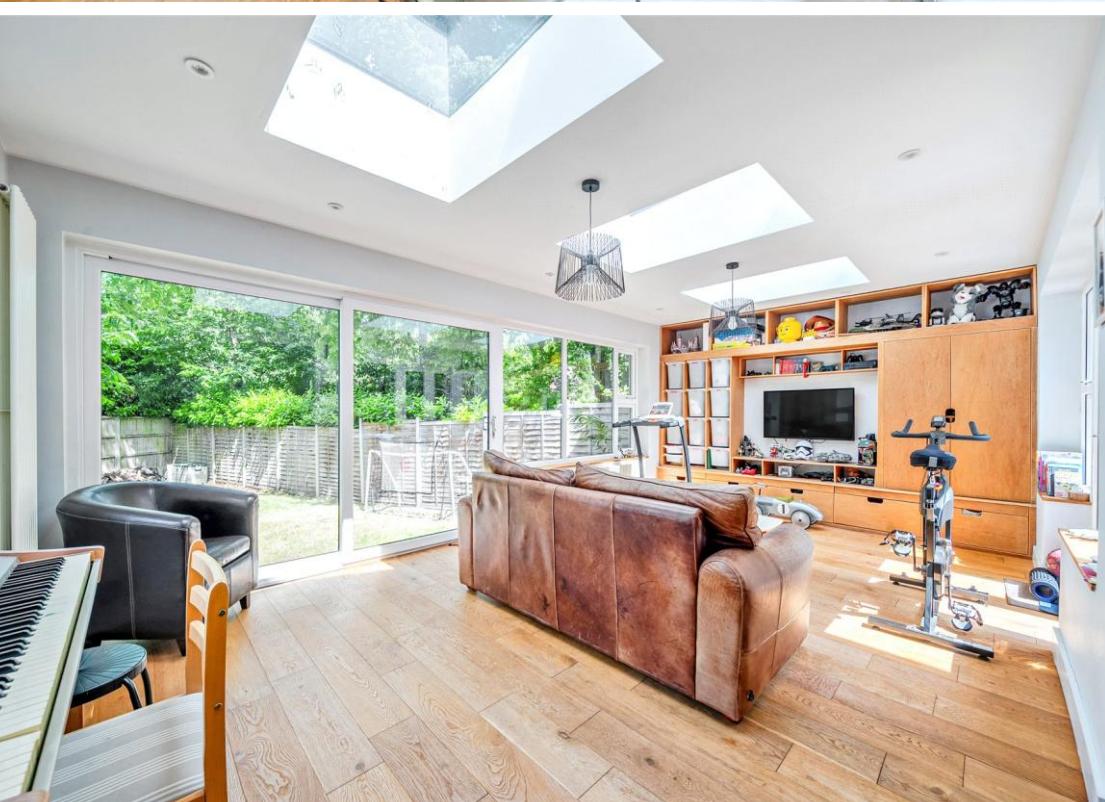




Portsmouth Road | Camberley | Surrey | GU15 1LQ





Portsmouth Road, Camberley, Surrey, GU15 1LQ

Occupying a superb quarter-acre plot behind a gated driveway, this exceptional detached family home has been substantially extended and comprehensively refurbished by the current owners to create over 2,300 sq ft of beautifully appointed accommodation, complemented by a detached double garage and mature private gardens.

Set well back from the road and approached via electric gates, the property immediately conveys a sense of privacy and exclusivity. Thoughtfully remodelled and significantly enhanced throughout, the home combines striking contemporary design with practical family living, offering bright, spacious interiors finished to an excellent standard.

The centrepiece of the property is the impressive 31ft kitchen/family room, featuring a sleek contemporary kitchen with central island, extensive work surfaces and a wealth of natural light from large glazed openings overlooking the garden. Designed with entertaining in mind, this outstanding space flows seamlessly to the outside and forms the true hub of the home.

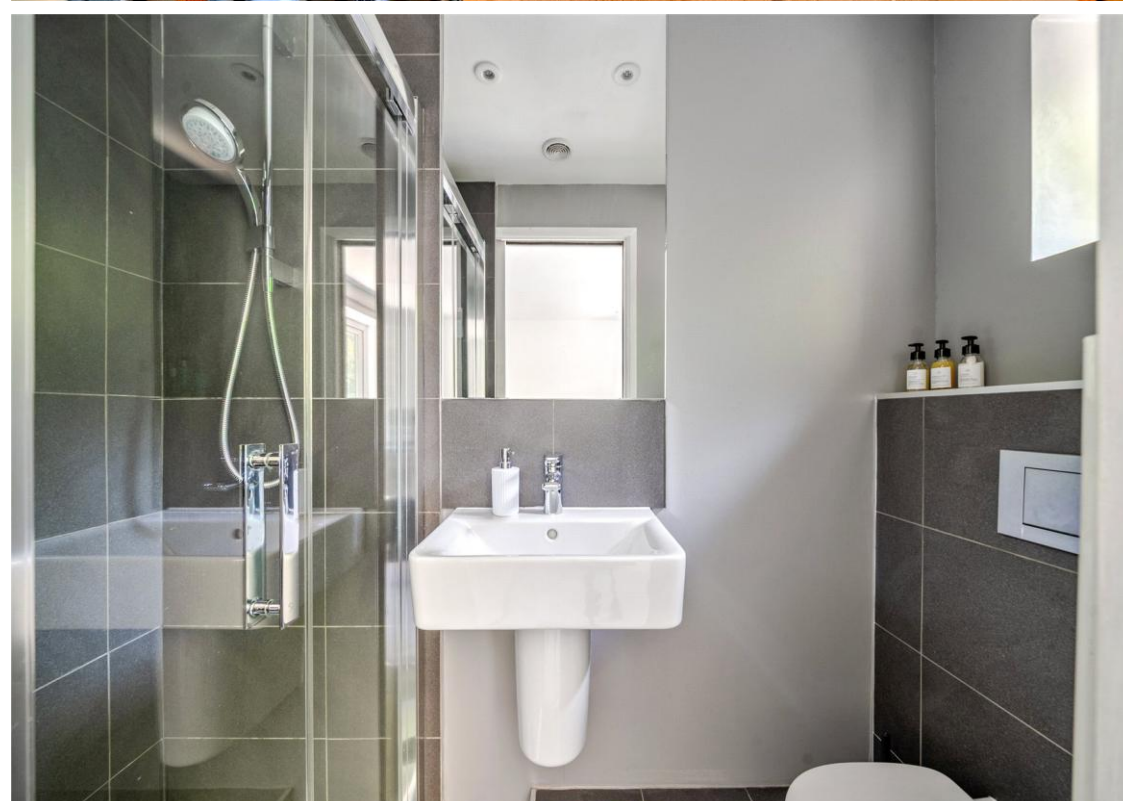
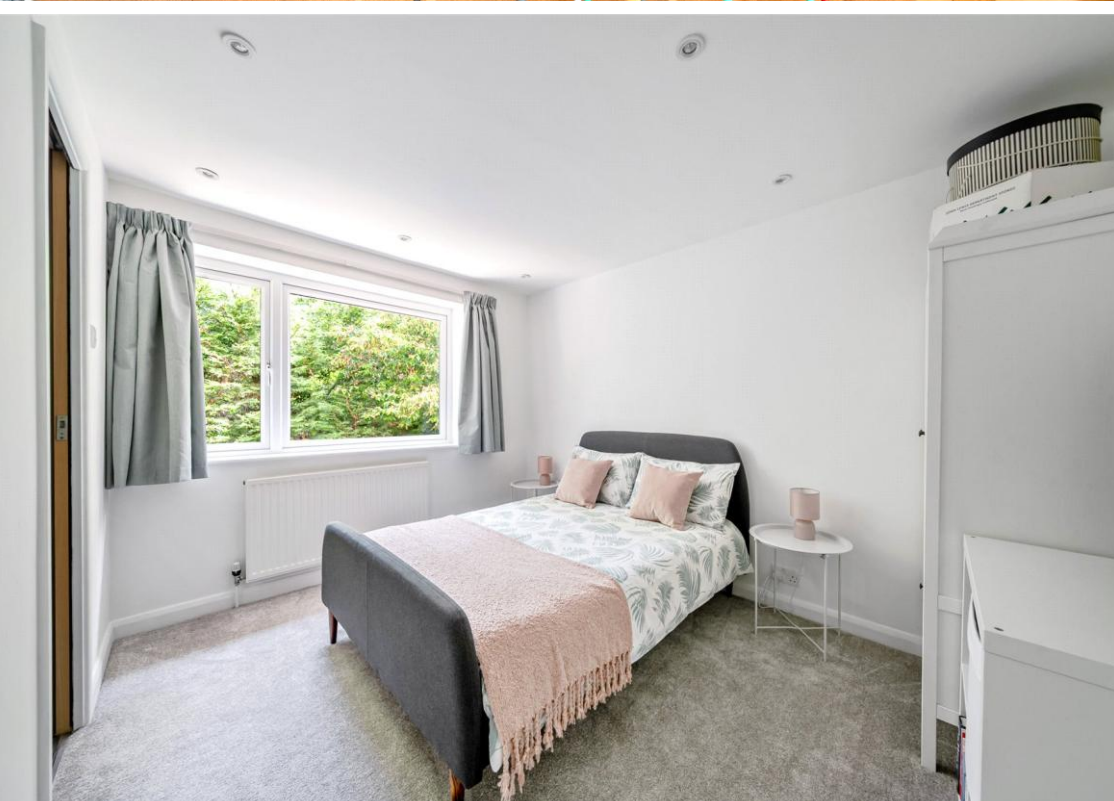
A substantial 22ft sitting/dining room provides further versatile living space and is enhanced by a striking contemporary wood-burning stove, creating a warm focal point for family gatherings and relaxed evenings alike. A separate study, utility room and cloakroom complete the ground floor accommodation.

The first floor offers four well-proportioned bedrooms, including a principal bedroom with a contemporary ensuite shower room. The remaining bedrooms are served by a stylish family bathroom, providing excellent accommodation for growing families.

A particular feature of note is the benefit of approved planning permission (Ref: 15/1023/1) to convert the loft space into an additional bedroom suite, providing purchasers with the opportunity to further increase the accommodation and create a substantial five-bedroom family home, subject to implementation of the consent.

Externally, the property enjoys a mature plot of approximately 0.25 acres, with expansive lawns, established trees and a high degree of privacy. The gated frontage provides extensive driveway parking and access to the detached double garage, while the rear garden offers a wonderful setting for family life, outdoor entertaining and al fresco dining.

Situated on the sought-after Portsmouth Road, the property is ideally positioned for Camberley town centre, highly regarded schools, mainline railway stations and excellent road links including the M3, whilst also benefiting from nearby woodland walks and open countryside.

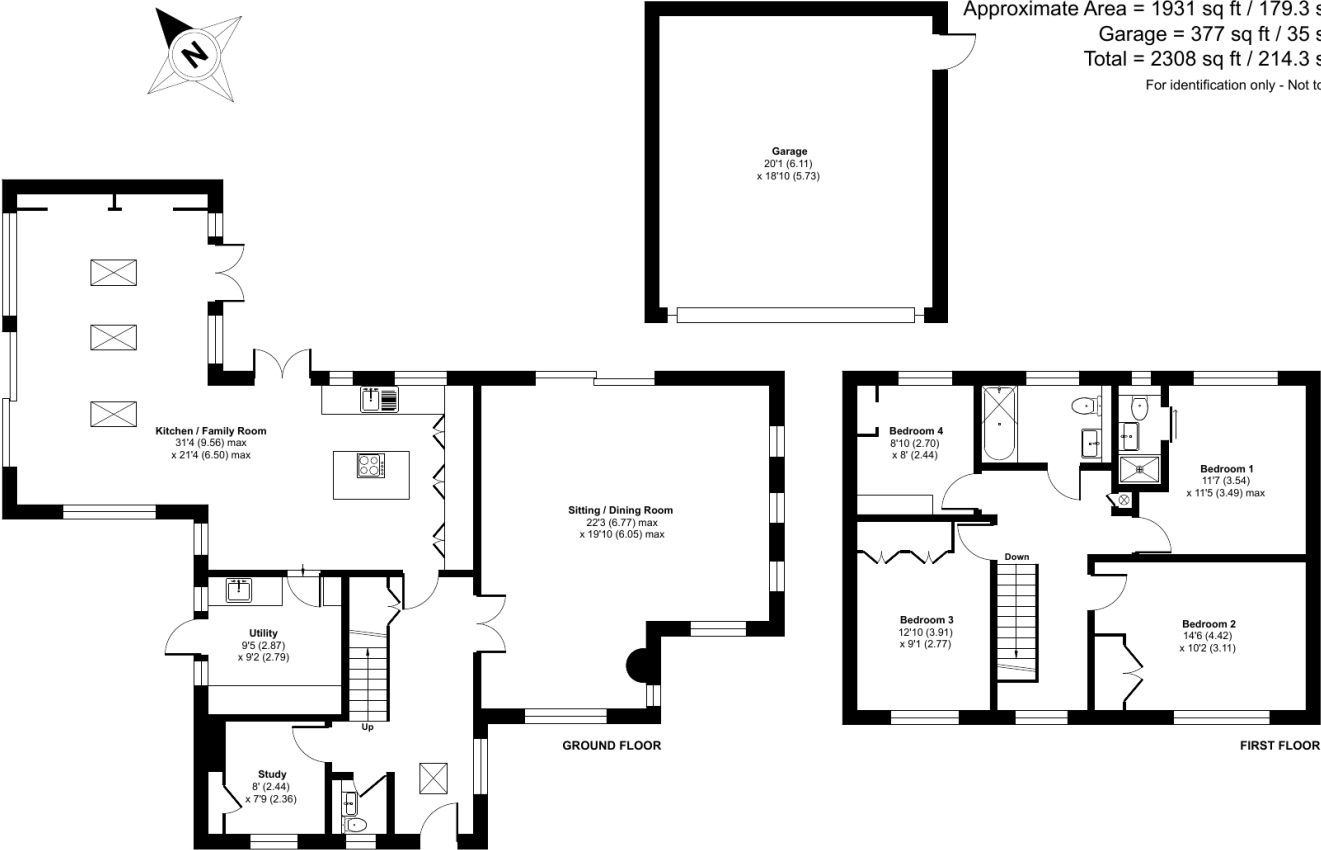






Portsmouth Road, Camberley, GU15

Approximate Area = 1931 sq ft / 179.3 sq m
 Garage = 377 sq ft / 35 sq m
 Total = 2308 sq ft / 214.3 sq m
 For identification only - Not to scale



Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		77 C
55-68	D	66 D	
39-54	E		
21-38	F		
1-20	G		



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nitchecom 2026. Produced for Seymours Estate Agents. REF: 1472073



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