

ASH COMBE



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GODALMING, GU8 4RZ

A beautifully presented and well-balanced four-bedroom detached family home, offering over 2,000 sq ft of versatile accommodation, with a superb open-plan family space, multiple reception rooms, set within a highly regarded village setting.

Available: 15th July 2026

£3,995 PCM (Per Calendar Month)

House - Detached, 4 Bedroom, 2 Bathroom, 4 Reception,
Furnished/unfurnished

Key Features

- Detached four bedroom family home.
- Flexible living accommodation
- Home office/studio
- Favoured village location





THE PROPERTY

This attractive home has been thoughtfully arranged to suit modern family life, with a particular emphasis on generous and flexible reception space, combining both formal and informal areas for entertaining, relaxing and day-to-day living. .

The ground floor offers an excellent range of reception rooms, including a generous sitting room with a bay window, a separate dining room ideal for more formal occasions, and a further study or playroom positioned to the side of the house. At the heart of the home is a striking open-plan family space, filled with natural light from rooflights and French doors opening onto the south-facing garden. The kitchen is well-appointed with a range of shaker-style units and integrated appliances, separate utility/laundry room and cloakroom.



Upstairs, the property offers four well-proportioned bedrooms arranged around a central landing. The principal bedroom enjoys a pleasant outlook, while the remaining bedrooms provide flexibility for family. The accommodation is served by two well-presented bath/shower rooms.

Outside there is a patio garden with terraced lawn. Additionally a room above the garage with cloakroom serves as an occasional bedroom or home office.

Single garage and off road parking.

Further Information:

- Council : Waverley Borough Council - Council Tax Band G
- EPC Band: D
- Council Tax Band - G
- Utilities: Mains Electricity, Gas fired central heating, mains drainage.
- Holding deposit £921 - 1 weeks rent
- Dilapidations deposit - £4,609 - 5 weeks rent

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24 West Street
Haslemere
Surrey
GU27 2AH

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