



1 Furnace Drive, Alfold  
£750,000





- STAMP DUTY PAID SAVING YOU £27,500
- Welcoming kitchen/dining area with bay window and French doors leading to the garden
- Designer kitchen with integrated appliances
- Separate utility room with door leading to the garden
- Living room with a further bay window and French doors leading to the garden
- Study
- Four double bedrooms with the Principal bedroom boasting an en suite shower room and fitted wardrobes
- Stylish family bathroom with a bath and walk-in shower
- Single garage and driveway parking
- Freehold. Council Tax band: TBD
- EPC Energy Efficiency Rating: B
- EPC Environmental Impact Rating: A
- Estate Management charge. £565.90 pa

The pretty Surrey village of Alfold is located approximately 4 miles from Cranleigh near the Sussex border. It has a post office and fabulous café the Alfold Larder, church, and busy sports clubs. It has good road links to Guildford and Billingshurst for mainline train services to London and the south coast. A range of well-regarded state and private schools are within easy reach of the village. Cranleigh offers more comprehensive facilities including a wide variety of shops, pubs, restaurants and cafes, from independent retailers to well known brands including Marks and Spencers Food Hall and Sainsbury, as well as a weekly market and recreational facilities.



This striking four-bedroom detached home offers generous, contemporary accommodation thoughtfully designed to combine comfort, style and practicality. With the added incentive of **STAMP DUTY PAID (a saving of £27,500)**, this property represents an outstanding opportunity for buyers seeking a high-quality, move-in-ready home.

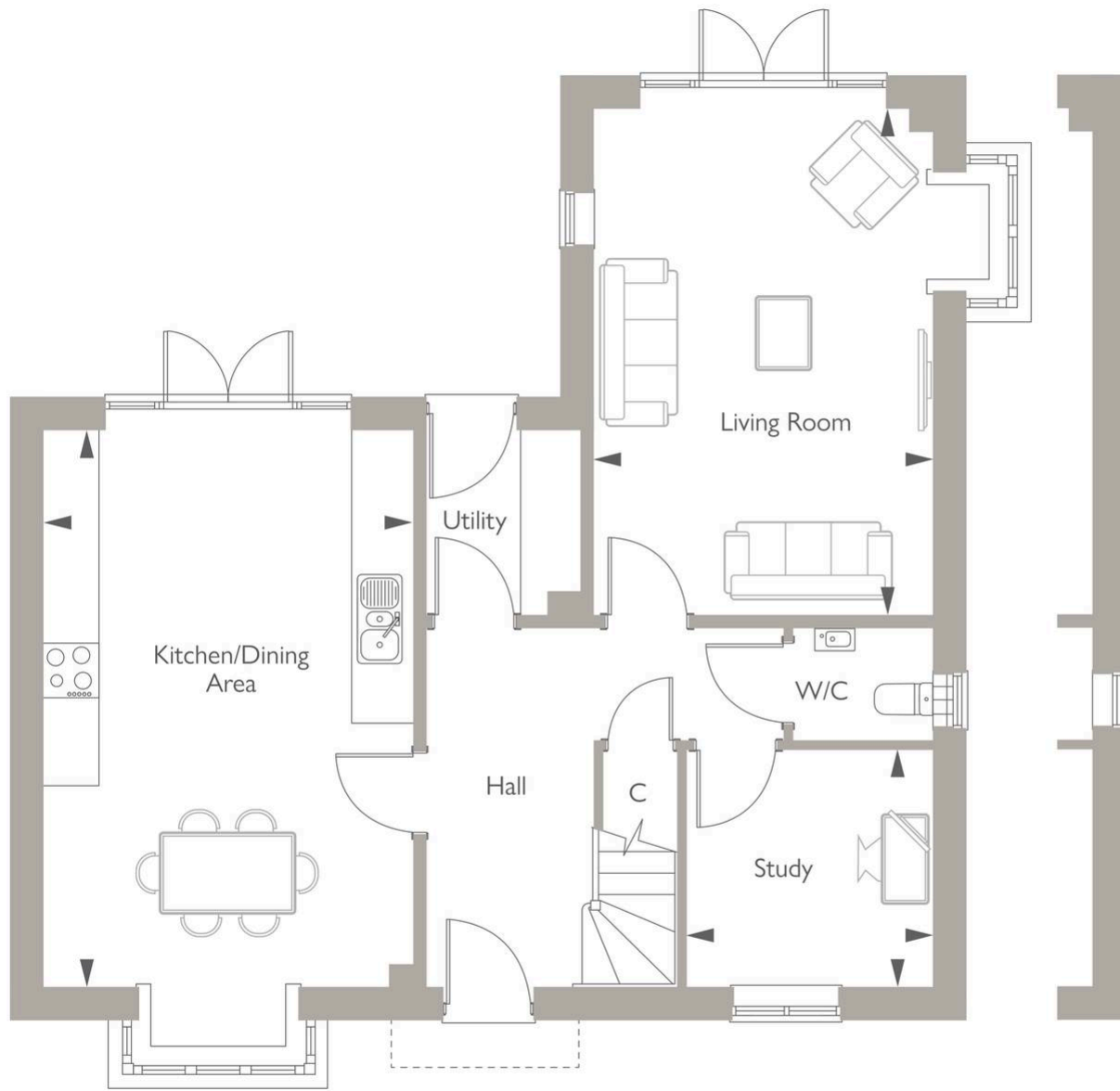
At the heart of the property is the impressive kitchen and dining area, beautifully enhanced by a bay window and French doors that open directly onto the garden, creating a light-filled and welcoming space. The designer kitchen is fully fitted with integrated appliances, providing both style and functionality, while the separate utility room, complete with direct garden access, adds a touch of everyday convenience. The living room is equally inviting, featuring an additional bay window and further French doors that flood the space with natural light and make it ideal for relaxing or entertaining. A dedicated study offers an excellent solution for home working, hobbies or quiet retreat.

The first floor comprises four generous double bedrooms, offering flexible accommodation for families and professionals alike. The principal bedroom is a standout feature, complete with fitted wardrobes and a sleek en suite shower room. The remaining bedrooms are served by a well-appointed family bathroom, featuring both a bath and a walk-in shower.

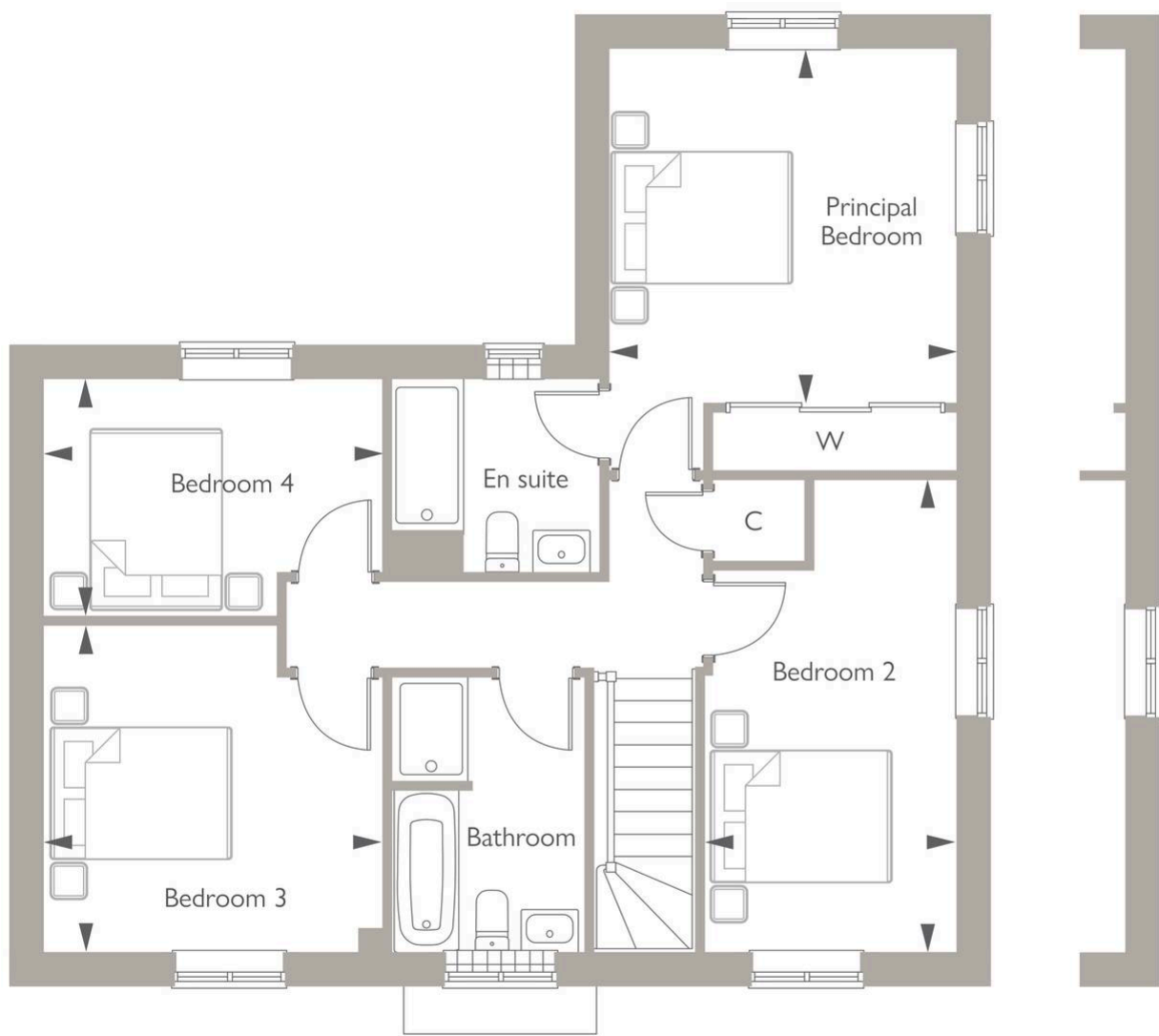
Please note some photos used are from an existing Bewley Show house and are indicative of the property rather than taken at the actual plot marketed.







Window variation  
applies to  
Plot 1 only.



Window and bed position varies to Plot 1 only.



## Roger Coupe Land & New Homes Ltd

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