



Bosky Dell Bunch Lane, Haslemere - GU27 1ET

Guide Price £1,150,000 - Freehold



A well presented four bedroom detached bungalow, on a mature, totally secluded, wrap around plot, off Bunch Lane, one of Haslemere's premium roads, just a short walk of the High Street and station.

- **Totally Secluded Wrap Around Garden**
- **Expansive Driveway Providing Plentiful Parking**
- **26ft (8m) Kitchen/ Dining Room**
- **Flexible Accommodation Offering Annexe Potential**
- **Triple Aspect Sitting Room With Doors Onto The Garden**
- **Double Aspect Family Room**
- **Four Bedrooms & Three Bathrooms**
- **Utility Room**
- **Garden Studio/ Office**
- **Sought-After Location Walking Distance of Town & Station**

Situated in a prime residential location just a short walk of Haslemere High Street and station. The property is accessed via a driveway leading off Bunch Lane and sits in the middle of a totally secluded, mature plot with landscaped garden that wrap around on all sides.

Built in 1974 and subsequently extended and modernised by the current owners the property comes to the market in excellent condition offering light and spacious accommodation with four bedrooms and three bathrooms. There is a triple aspect sitting room with wood burner and double-doors onto the garden, as well as a 17ft double aspect family room at the other end of the house. The 26ft kitchen/dining room is a superb space with excellent worktop space, storage and built-in appliances, which is further enhanced by a 12ft utility room with door to the garden. With two separate entrances the property provides a flexible layout that could work as two separate wings to provide a self-contained annexe.

The gardens are a real feature of the property with decked areas and covered patios providing numerous opportunities to sit outside and enjoy the privacy and tranquillity and there is also a garden room/home office.

Services:

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

Mains: Gas, electric, water, and drainage (as advised by our vendor)

Council Tax Band: Waverley Borough Council 2026/27 Tax Band: G (£4297.98)

EPC: D

Directions:

SATNAV: GU27 1ET

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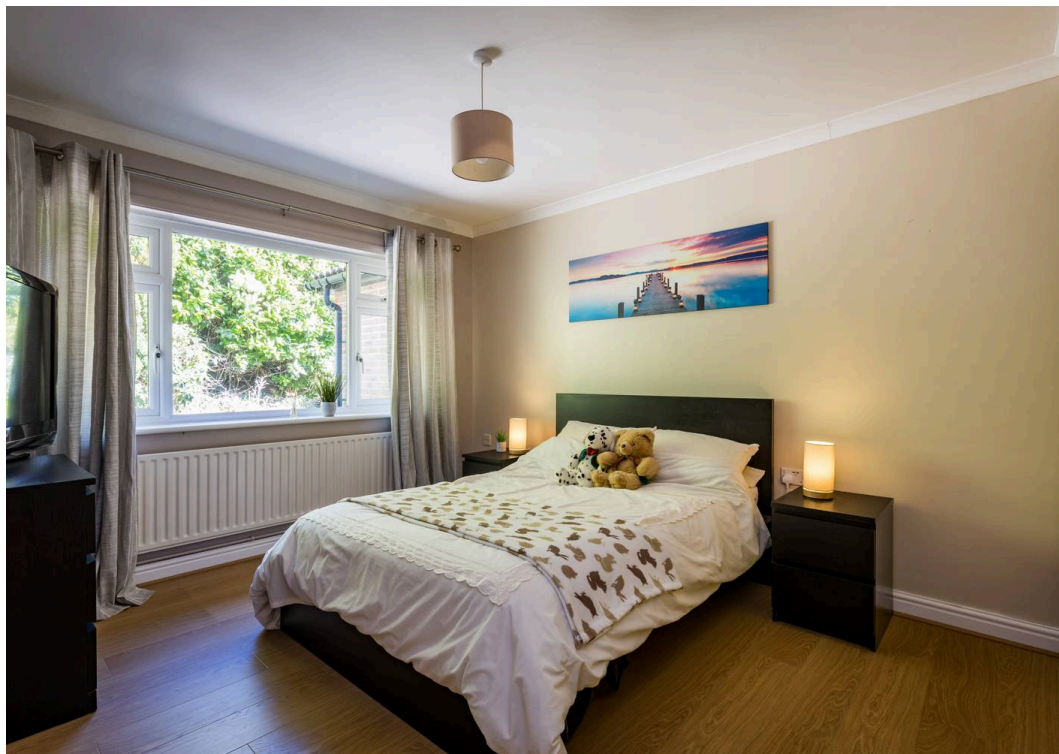
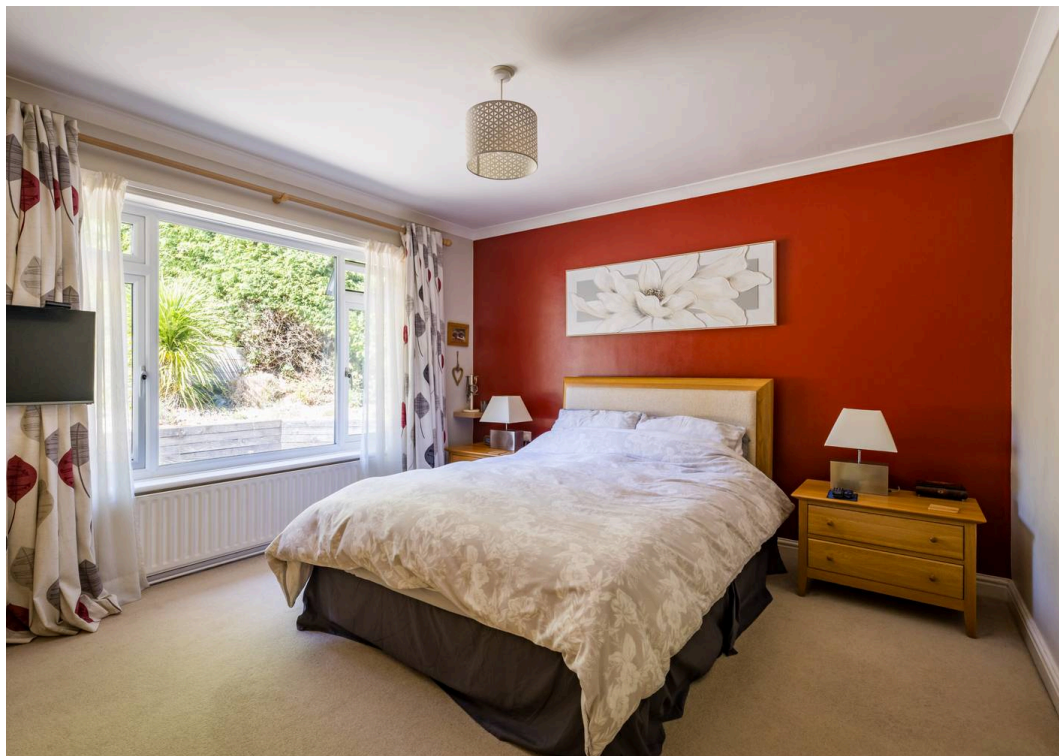
Location:

Situated in a prestigious and sought-after road, in a leafy feel yet conveniently location just a short walk of Haslemere High Street and mainline station (fast service to London Waterloo 49 minutes). Haslemere town offers a good range of independent shops, boutiques, restaurants and coffee shop and cafes, as well as having Waitrose, M&S and Tesco food halls. There is excellent schooling locally for all ages and good road links to London and the south coast by car as well as the afore-mentioned London Waterloo by rail. Furthermore there is easy access to lovely countryside walks accessible from the property including Gibbett Hill and The Devil's Punch Bowl.

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Bunch Lane, Haslemere

Approximate Area = 2164 sq ft / 201 sq m

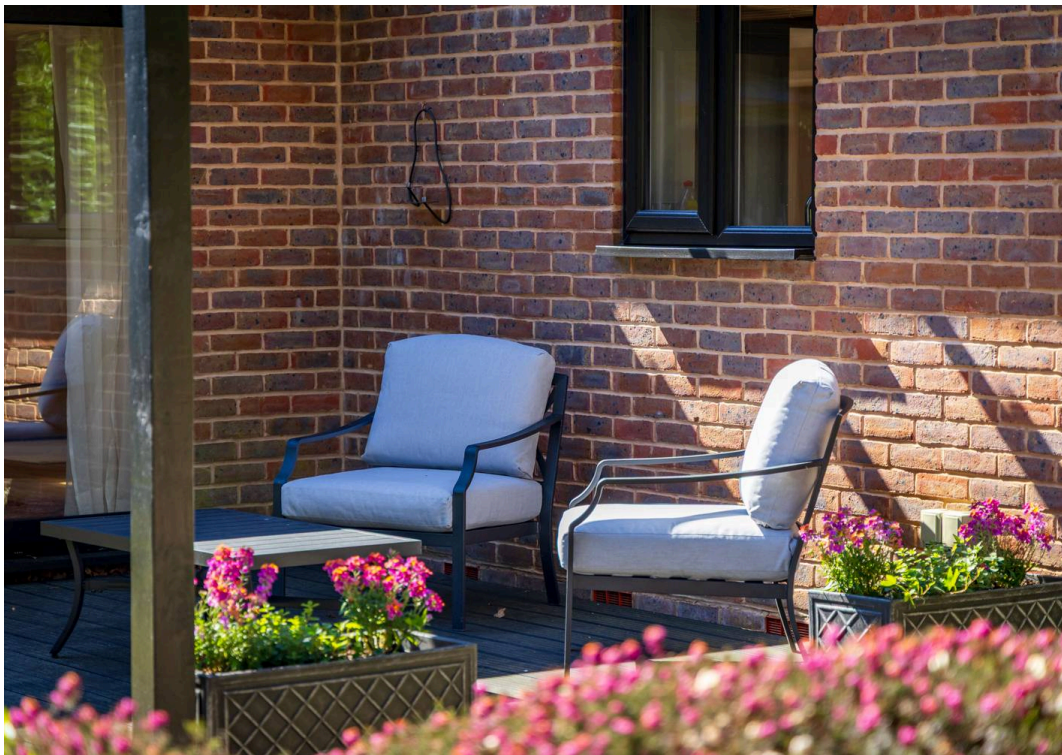
Outbuilding = 81 sq ft / 7.5 sq m

Total = 2245 sq ft / 208.5 sq m

For identification only - Not to scale

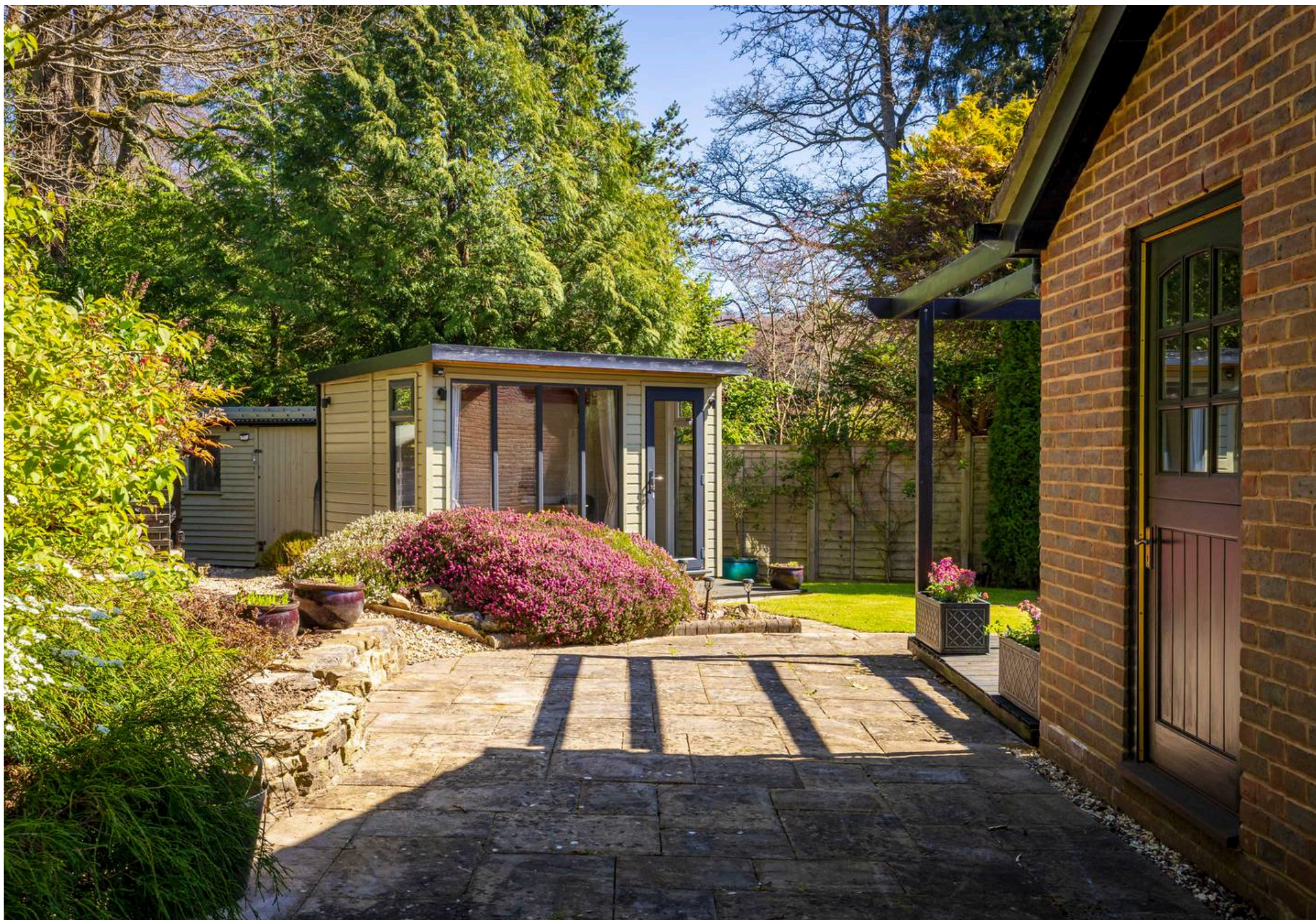


Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2026. Produced for Henry Adams. REF: 1430552











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Agents Note - Our particulars are for guidance only and are intended to give a fair overall summary of the property. They do not form part of any contract or offer, and should not be relied upon as a statement or representation of fact. Measurements, areas and distances are approximate only. Photographs may include lifestyle shots and pictures of local views. No undertaking is given as to the structural condition of the property, or any necessary consents or the operating ability or efficiency of any