



London Road, Liphook, Hampshire
Offers In Excess Of £700,000 Freehold

CLARKE  GAMMON

**GREENWAYS 56 LONDON ROAD
LIPHOOK HAMPSHIRE GU30 7TA**

Offers In Excess Of £700,000

Disirable tucked away location

Leve walking distance of village
centre

New replaced double glazed doors
and windows

Sitting room & Dining room with bay

Kitchen breakfast room & utility room

Master bedroom suite & further
double bedroom

Study/bedroom 3

Double garage and multiple parking

Superb landscape Front & rear
gardens

Very high quality throughout



**An established, attractive &
spacious detached bungalow
with beautiful gardens, tucked
away in a private setting a short
walk of the village centre.**

THE PROPERTY

Type your text here



THE GROUNDS

Type your text here

SITUATION

The bungalow is tucked away at the end of a private drive of just five bungalows and is just under half a mile from the centre of the village and less than a ten minute level walk. Liphook has a mainline station on the London Waterloo line, Sainsbury's supermarket, local shops, doctors and dentists and well-regarded schools for all ages including Bohunt Secondary School and Sixth Form. There are plenty of local sports facilities nearby, including two golf courses and spa at Liphook as well as health spas and numerous pubs, restaurants, coffee shops and the highly regarded Living Room Cinema. For the motorist the A3 can be accessed at Bramshott and provides good links to Guildford, London and the M25 to the north, Portsmouth, the coast and the M27 to the south. The surrounding area is noted for its beauty, much of which is either owned by The National Trust or is within The South Downs National Park.

GUILFORD | X miles
LONDON WATERLOO | x MINUTES BY TRAIN

GODALMING | X miles
LONDON WATERLOO | 47 MINUTES BY TRAIN

HASELMERE | 4 miles
LONDON WATERLOO | 47 MINUTES BY TRAIN

CENTRAL LONDON | 30 miles



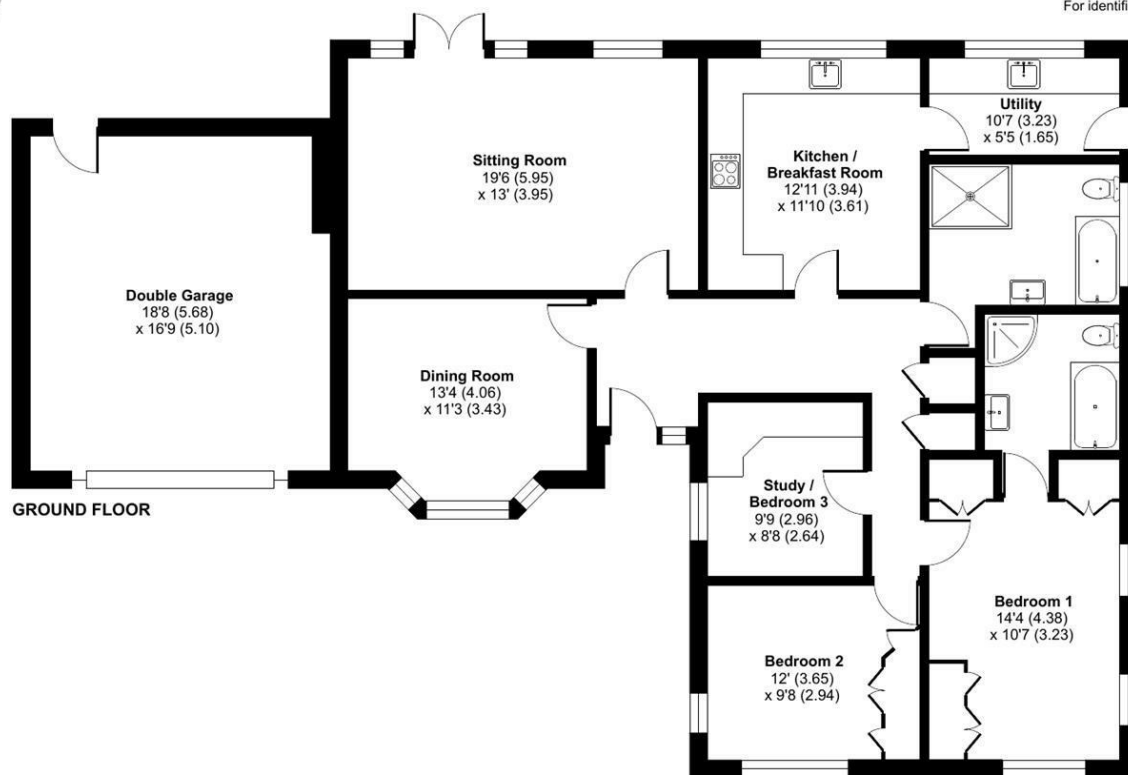
London Road, Liphook, GU30

Approximate Area = 1350 sq ft / 125.4 sq m

Garage = 312 sq ft / 28.9 sq m

Total = 1662 sq ft / 154.3 sq m

For identification only - Not to scale



GROUND FLOOR

Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © n°chem 2026. Produced for Clarke Gammon. REF: 1459981

LOCAL AUTHORITY

COUNCIL TAX

Band

SERVICES

Mains water, electricity, mains drainage
gas central heating

30th July 2026

Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
	70	83
England & Wales	EU Directive 2002/91/EC	

CG HASLEMERE OFFICE

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DIRECTIONS

Leave the village centre via London Road towards the A3, after a short distance you will see Tower Road on your left-hand side, the access drive to the property will found on the right. Go to the top of the drive where the bungalow will be found directly ahead.

AGENT'S NOTE

Whilst we endeavour to make our sales particulars accurate and reliable, we wish to inform prospective purchasers that we have not carried out a detailed survey, nor tested the services, appliances and specific fittings. If there is any point which you would like to have further clarification upon, please contact this office.

ESTATE AGENTS CHARTERED SURVEYORS VALUERS LETTINGS AUCTIONEERS

GUILDFORD OFFICE
T: 01483 880 900

HASLEMERE OFFICE
T: 01428 664 800

LIPHOOK OFFICE
T: 01428 728 900

MAYFAIR OFFICE
T: 0870 112 7099

AUCTION ROOMS
T: 01483 223101

