

Hammer Hill, Haslemere, Surrey
Offers Around £500,000 Freehold

CLARKE C·G GAMMON 1919

18 HAMMER HILL
HASLEMERE SURREY GU27 3QY

Offers Around £500,000

- 4 bedrooms.
- 3 bathrooms.
- Extended semi-detached House.
- Established location.
- Driveway and garage.
- Lovely gardens.
- Lounge with open fireplace.
- Large kitchen/breakast room.
- Excellent outdoor space.
- Camelsdale approximately 1 mile away.





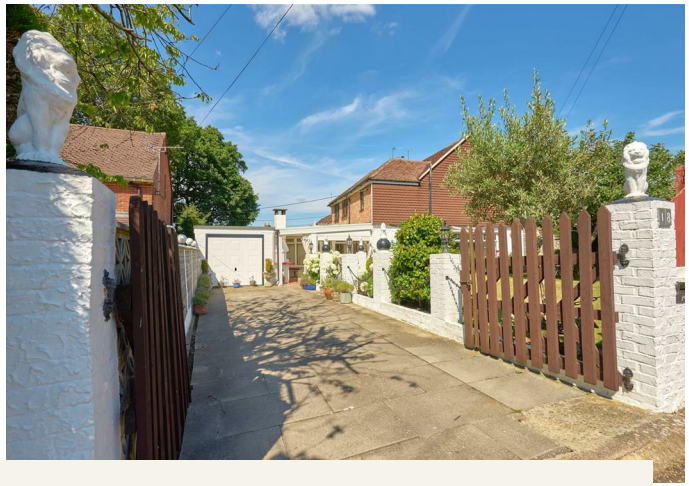
Rarely available in this location, a substantial 4 bedroom semi-detached House with very generous living space.

THE PROPERTY

Set in an established location on the western fringes of Haslemere, this family home for many years has been gradually extended and offers a lot of accommodation for those needing the space. The ground floor is impressively sized with a 17' kitchen/breakfast providing a sociable hub, the main reception room is 25' in length and has an archway leading to a separate dining area, there's also a brick based sun room and a very pleasant semi-enclosed outside space, perfect for alfresco dining and entertaining. A shower room/cloakroom completes the ground floor whilst upstairs, there are 4 good sized bedrooms with 2 bathrooms, 1 of which is a full ensuite.











THE GROUNDS

Outside, a driveway provides parking for at least 2 vehicles and leads to a garage, the level gardens have been well tended over the years and there's a multitude of flowering beds, borders and mature shubbery with fruit trees and a very productive vegetable garden too. Facing south-west means it's a very sunny garden!

SITUATION

Lynchmere lies on the south-western outskirts of Haslemere and just 2.5 miles from the centre of Liphook. Shottermill with its attractive National Trust owned ponds is just a short distance away along with Arnolds Garage and a useful convenience store at Camelsdale with its Infant and Junior school. In nearby Weyhill are Tesco and M & S Food along with local shops, cafes and restaurants. Haslemere town centre offers a comprehensive range of shops and boutiques including Waitrose, Boots and W H Smith, restaurants, public houses and coffee bars. There are two hotels; The Georgian in the High Street and Lythe Hill. The Edge and Haslemere Leisure Centre provide excellent sports facilities along with Haslemere Recreation Ground and Woolmer Hill.
There are numerous golf courses of high quality in the area and a good selection of highly regarded state and private schools. The main line station offers a fast and frequent service into London Waterloo in under one hour and the nearby A3 provides links to London, the motorway network and south coast.

Camelsdale - 1 mile.

Shops and amenities in Weyhill - 1.3 miles.

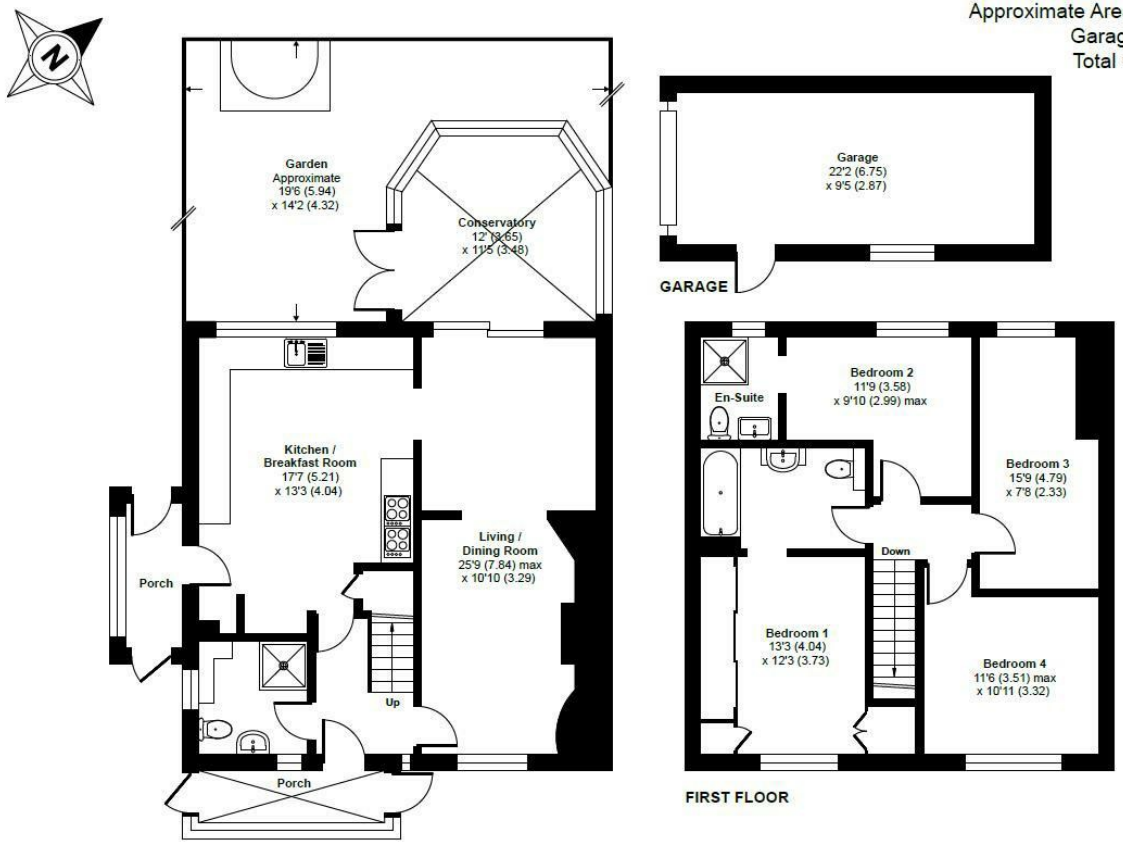
Main line train station - 1.6 miles.

Haslemere Town Centre - 2 miles.

All distances approximate.

Hammer Hill, Lynchmere, Haslemere, GU27

Approximate Area = 1476 sq ft / 137 sq m
Garage = 209 sq ft / 19.4 sq m
Total = 1685 sq ft / 156.4 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 Clarke Gammon. REF: 1496109

LOCAL AUTHORITY

Chichester

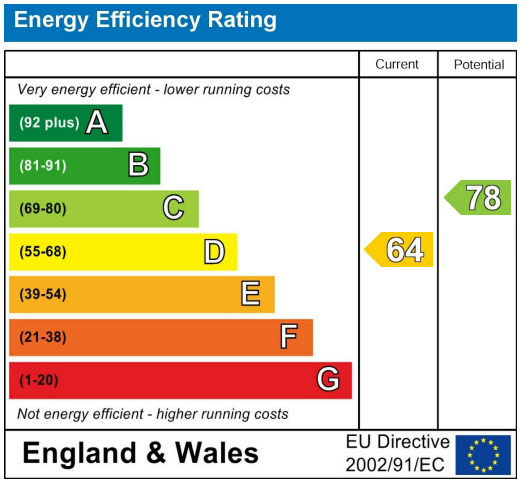
COUNCIL TAX

Band C

SERVICES

Mains water, electricity, mains drainage
gas central heating

23rd September 2026



CG HASLEMERE OFFICE

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DIRECTIONS

From our office in Haslemere High St, proceed south bearing right behind the Town Hall then 2nd left up Shepherds Hill (A286 Midhurst). Continue for approx. 1 mile and just before the sweeping left hand bend, turn right into Bell Rd. At the junction turn right then almost immediately left onto Camelsdale Rd. Proceed until the roundabout taking the 1st exit onto Linchmere Rd. Continue for about 1 mile and turn left onto Hammer Hill.

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.