



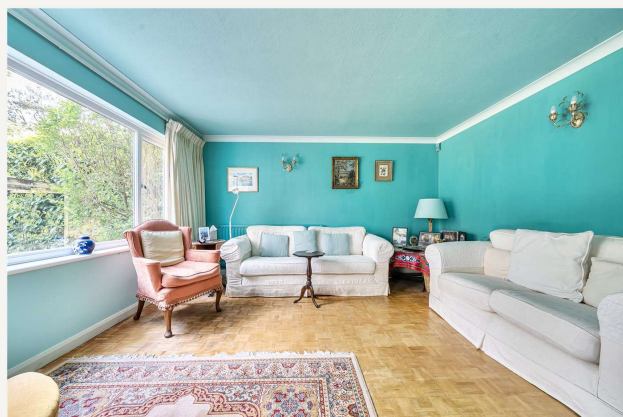
GROVE ROAD, HINDHEAD, SURREY, GU26

£850,000 *Freehold*



KEY FEATURES

- Substantial detached family home set within the Surrey Hills
- Generous and established plot with beautiful, mature gardens
- Four well proportioned bedrooms including spacious principal suite
- Excellent range of reception space including sitting and family rooms
- Generous kitchen/breakfast room with garden outlook
- Conservatory providing additional reception space and garden connection
- Utility room and ground floor cloakroom for everyday practicality
- Integral double garage and ample driveway parking
- Scope to modernise, extend or reconfigure (subject to planning)
- Highly desirable Hindhead location close to National Trust land



Farnham

01252 733042 | farnham@winkworth.co.uk

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ACCOMMODATION

Set in a highly sought after Hindhead position, this substantial detached home occupies a mature plot and presents an exciting opportunity to create a long term family home within the Surrey Hills.

The property provides well balanced accommodation across two floors, with a layout that is both practical and versatile.

Entrance is via a porch (with fitted coat cupboard) then onto a welcoming hallway with a feature staircase and this sets the tone for the home. The principal sitting room is a particularly strong feature, offering impressive proportions and enjoying views across the garden, while a separate family room provides additional flexible living space.

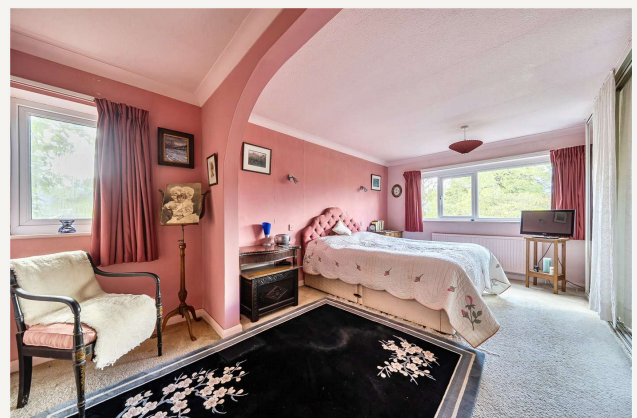
The kitchen/breakfast room sits at the heart of the home, fitted with a range of cabinetry. This space flows naturally into the dining/breakfast area and benefits from direct access to the rear terrace and garden, making it ideal for everyday living. A separate utility room adds further practicality. To the rear, the conservatory offers a bright and peaceful space with direct access to the garden, providing a superb connection to the outdoors, and there is a downstairs cloakroom.

Upstairs, there are four bedrooms (two with fitted wardrobes), all generously proportioned and enjoying pleasant outlooks. The principal bedroom benefits from fitted storage and an en suite, while the remaining bedrooms are served by a family bathroom and airing cupboard.

Overall, the accommodation offers excellent space and flexibility, with clear potential to modernise or reconfigure to suit contemporary living.

Outside

The grounds are a standout feature of The Ridge. The rear garden is predominantly laid to lawn and framed by mature hedging and impressive trees, providing both privacy and a wonderful natural outlook.



MATERIAL INFORMATION

Tenure: Freehold
Council Tax Band: G
EPC rating: D
Is the property listed: Property is not listed

LOCATION

The Ridge is located on Grove Road in Hindhead, an area renowned for its outstanding natural beauty, tranquility and direct access to the Surrey Hills Area of Outstanding Natural Beauty. The property is ideally positioned for immediate access to The Devil's Punch Bowl, Hindhead Common and extensive National Trust land, offering superb walking, cycling and outdoor pursuits. It is also within close proximity to Hindhead Golf Club, a highly regarded course set within picturesque surroundings.

Nearby Haslemere and Farnham provide a wide range of shops, cafés, restaurants and leisure facilities. Haslemere Station offers regular services to London Waterloo, making this a popular location for commuters, while the A3 provides convenient road access to London, Guildford and the south coast.

The area is well served by highly regarded schools, including Bohunt School, along with independent options such as Amesbury, Edgeborough, Frensham Heights, More House and St Edmund's.



Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		
55-68	D	67 D	79 C
39-54	E		
21-38	F		
1-20	G		

For more information, scan the QR code or visit the link below



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Where no figures are shown, we have been unable to ascertain the information. All figures that are shown were correct at the time of printing.



The Ridge, Grove Road, Hindhead, GU26

Approximate Area = 2044 sq ft / 189.8 sq m

Garage = 260 sq ft / 24.1 sq m

Total = 2304 sq ft / 213.9 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). © nrichcom 2026. Produced for Tarrant & Robertson t/a Winkworth Ltd. REF: 1455567

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