

Homes of Distinction

HORSELL

Little Orchard, Horsell, Woking, Surrey, GU21

A tranquil Horsell Common retreat, tucked away in a private cul-de-sac with scenic walks close by.

Set in a peaceful private cul-de-sac on the edge of Horsell Common, this spacious four-bedroom, two-bathroom home offers a relaxed setting with the convenience of Woking town centre and its highly regarded mainline station within walking distance. The property is offered to the market with no onward chain.

Designed for relaxing, the living room opens directly onto the rear garden, creating an easy connection between indoor and outdoor living. Alongside it, the family room offers another place to spend time together, while the playroom provides flexibility for family life. In addition to the reception areas, a study offers a quiet setting for working from home or reading. At the heart of the home, the kitchen opens onto the dining room to create a sociable space for everyday meals and entertaining. The dining room also opens onto the garden. Completing the accommodation are four bedrooms and two bathrooms, providing a comfortable layout for family and guests.

Outside, the mature rear garden offers a secluded setting in which to relax or spend time outdoors. Off-road parking for numerous cars to the front adds everyday practicality, completing a home that combines generous, flexible accommodation with a peaceful location.

Council Tax Band F
EPC Rating C
Tenure: Freehold



To arrange a viewing or a valuation on your home please contact the directors Les or Kerri Morales

71 Commercial Way, Woking, Surrey, GU21 6HN

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LOCATION

Ideally positioned in the charming village of Horsell and within walking distance of Woking's vibrant town centre, this location offers an exceptional balance of lifestyle, connectivity, and natural beauty. Horsell Village retains a strong sense of community and is celebrated for its picturesque countryside walks, renowned gastro pubs, and outstanding schools, both state and independent. It is home to institutions such as Horsell Village Primary School, Woking High School and Halstead St Andrew's School. This educational excellence makes the area especially appealing to families. Residents can also enjoy the tranquillity of nearby Horsell Common and scenic walks along the Basingstoke Canal, offering a perfect blend of urban convenience and rural charm. Woking itself presents a dynamic town centre filled with an eclectic mix of high street and boutique shopping, including the popular Peacocks Centre, home to the New Victoria Theatre and a multi-screen cinema. A wide variety of restaurants, cafes, and delicatessens cater to every culinary taste. Woking's mainline station provides fast and frequent services to London Waterloo in approximately 24 minutes, making it a prime choice for commuters. The nearby road networks — including the A3, M3, M4, and M25 — ensure easy access to central London, the southwest of England, and all major London airports, including Heathrow.











ACCOMMODATION & SPECIFICATION

- Enjoy a peaceful, tucked-away setting beside the open spaces of Horsell Common
- A spacious four bedroom home, offered with no onward chain
- Living room, with doors opening onto the mature rear garden
- Flexible family spaces, including a family room and playroom
- Find a quiet moment in the separate study, ideal for reading or working from home
- Sociable kitchen and dining room, with garden access
- A secluded garden, perfect for relaxing outdoors
- Stroll to Horsell village or Woking station, with direct services to London Waterloo in approximately 24 minutes

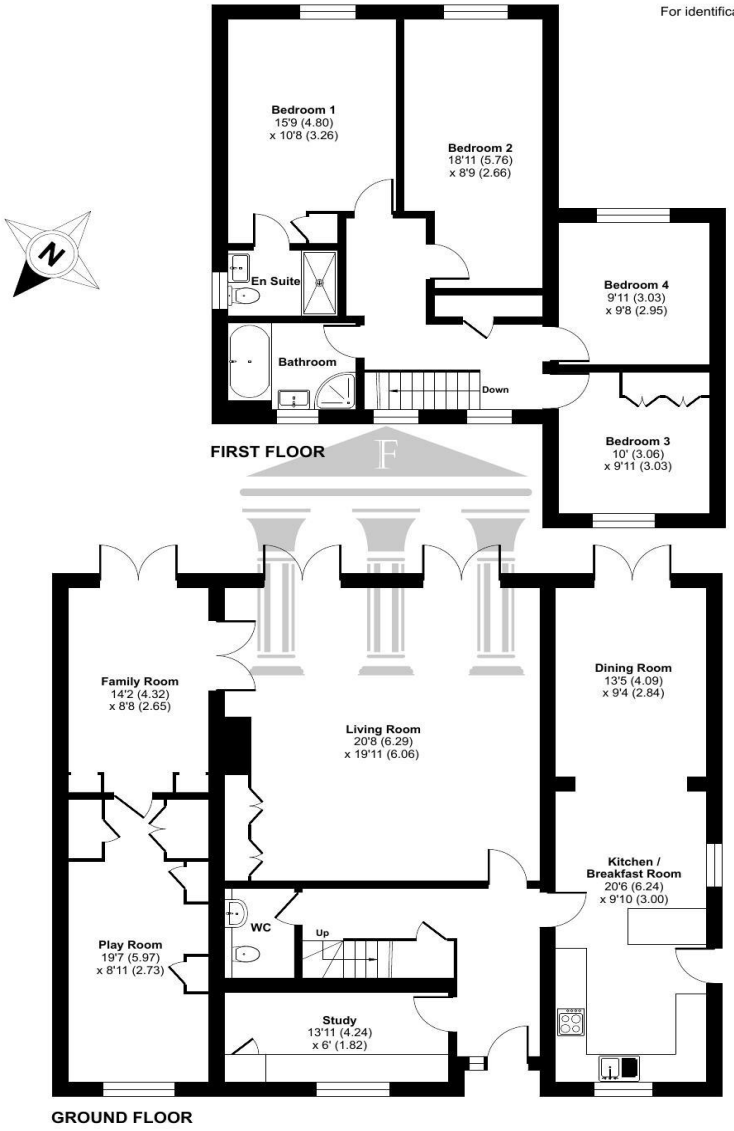




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Approximate Area = 2154 sq ft / 200.1 sq m

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 Foundations Independent Estate Agents. REF: 1540810

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www.foundationsofwoking.com

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