



Murrell Road, Ash, Surrey

A beautifully presented three-bedroom home, renovated throughout and situated in the sought-after village of Ash is offered to the market with no onward chain.

Boasting spacious and versatile accommodation arranged over two floors, the property is ideally suited to families, first-time buyers and investors alike. Combining modern living with a convenient location, it is within easy reach of local amenities, well-regarded schools and excellent transport links.

The ground floor features a bright and welcoming living/dining room with plenty of natural light, creating an excellent space for both relaxing and entertaining. The adjoining contemporary kitchen is beautifully designed with stone countertops, ample workspace, and generous storage, while a practical downstairs cloakroom adds further everyday convenience.

Upstairs, the property offers three well-proportioned bedrooms, including two generous doubles and a comfortable single room that could also serve as a home office or nursery. A family bathroom completes the first-floor accommodation.

Externally, the property enjoys a private rear garden with a patio area ideal for outdoor entertaining and a level lawn, while the front provides convenient off-road parking.

- NO CHAIN
- End of Terrace House
- Showcases Modern Interior Throughout
- Open Plan Living & Dining Room
- Modern Kitchen
- Three Bedrooms
- Contemporary Family Bathroom
- Downstairs WC
- Landscaped Rear Garden
- Driveway Parking
- Freehold
- Council Tax Band: C
- EPC: C



Floorplan



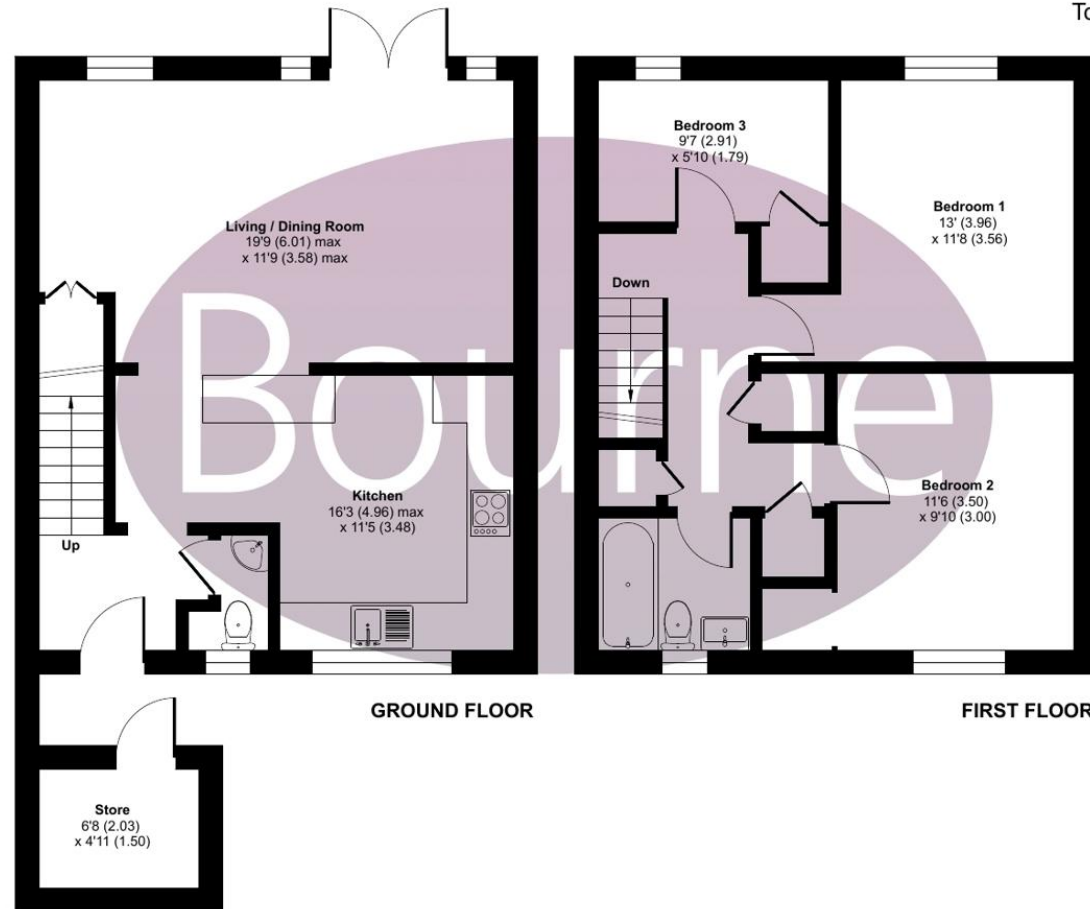
Murrell Road, Ash, GU12

Approximate Area = 932 sq ft / 86.5 sq m

Outbuilding = 33 sq ft / 3 sq m

Total = 965 sq ft / 89.5 sq m

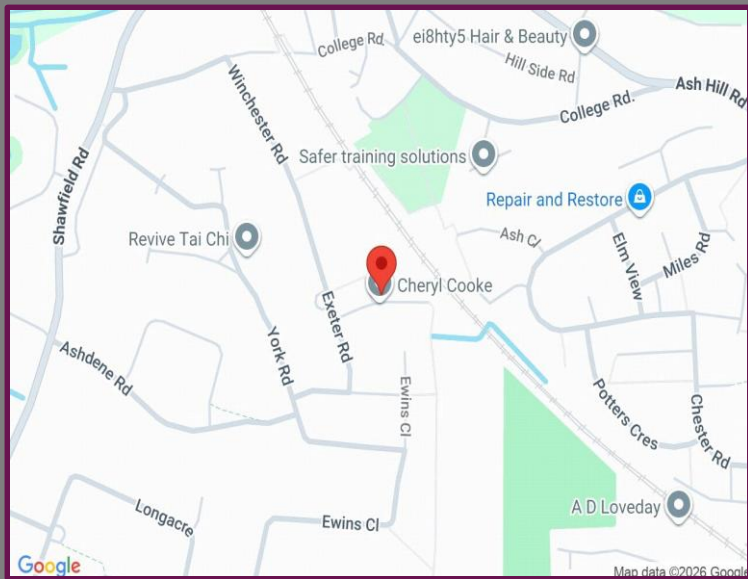
For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2026. Produced for Bourne Estate Agents. REF: 1446244

Location

Murrell Road is located in the village of Ash, Surrey, a well-established residential area positioned between Guildford, Farnham and Aldershot. The road offers a convenient location for commuters, with Ash railway station within walking distance providing links to Guildford, Reading and London Waterloo, alongside easy access to the A331 and M3 motorway network. The surrounding area benefits from a range of local amenities including schools, shops, parks and everyday services, while also being close to countryside walks and the Basingstoke Canal.



We aim to make our particulars both accurate and reliable but they are not guaranteed, nor do they form part of an offer or contract.
If you require clarification of any points then please contact us especially if you are travelling some distance to view.
Please note that appliances and heating systems have not been tested and therefore no warranties can be given as to their good working order.