



**Potato Copse** presents a rare opportunity to acquire a truly unique broadleaf woodland within the [Surrey Hills National Landscape](#).

The woodland is dominated by magnificent mature oaks, complemented by a diverse understory of hazel, sweet chestnut, birch, cherry, grey willow, holly, ash, hawthorn and field maple. Honeysuckle winds through the woodland in places, while carpets of bluebells create a spectacular display each spring.

Wide rides, originally created for woodland management, provide easy access throughout the site and make exploring the woodland a pleasure. These rides could readily be reopened to accommodate vehicle access if required. Elsewhere, a network of footpaths links a series of glades and open spaces, offering ideal locations for woodland activities, quiet retreats or conservation projects. A substantial pond can also be found in the northern section of the woodland, adding further ecological and visual interest.

Within the main woodland boundary are several small parcels that are not included in the sale. These historic plots were sold many years ago and, to the current owner's knowledge, have remained unused and unvisited ever since and are unmarked. Attempts have been made to contact the registered owners without success. There is also an application in place for an additional public footpath around the perimeter of the woodland. There is no public access to the woodland at present.

Permitted development rights have been granted for the construction of a substantial agricultural building within the woodland, providing useful storage and shelter for woodland management purposes.

Potato Copse has an interesting history, having been owned by the Cooper's Walking Stick Factory from the late 1800s until the 1970s. A fascinating archive film of workers harvesting timber in the woodland can be viewed [here](#).

Whether you are seeking a private woodland retreat, a community conservation project, or a base for sustainable woodland management, Potato Copse offers an exceptional opportunity to become the custodian of a remarkable and historic woodland in one of England's most celebrated landscapes.

Ward is Milford & Witley and the County Council is Surrey.

**Boundaries:** The boundary is securely fenced E and N following the public footpath and railway property. S is partially fenced and borders neighbouring woodland. W is partially fenced and follows the railway line sidings.

**Access:** There is vehicle access from point 'A' on the map via a hard track and private locked gate. There are also two other private gated entrances along the eastern boundary. Parking is possible within the woodland itself. The woodland can also be accessed on foot from the station car park, marked point 'B' on the map.

[Click HERE](#) to see free OS maps.

**Viewing:** You are welcome to visit this wood by yourself, but please [Click here](#) to download the details showing the location of the woodland and ensure that you have a copy of these sales details with you. Many of our woodlands do not have mobile phone reception or internet access so we recommend either printing the details or downloading them to your phone or tablet. Please take care when viewing as the great outdoors can contain unexpected hazards and woodlands are no exception.

Maps: OS OpenData © Crown copyright and database rights 2026 & [OpenStreetMap](#)

### Details for this wood

**Guide price:** £175,000 - Freehold

**Size:** 10.3 acres

**Location:** Wormley, Godalming

**OS Landranger:** No.186

**Grid ref:** SU 94756 37679

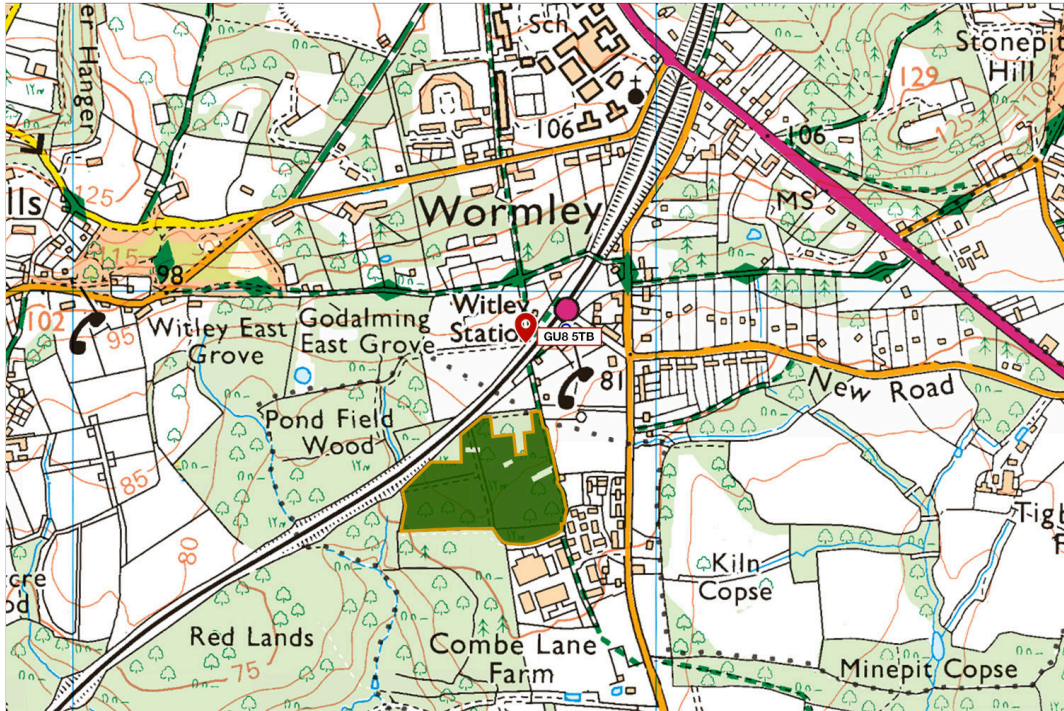
**Nearest post code:** GU8 5TB

**Contact:** Ben Williamson

**Phone:** 07958 213 914

**Email:** [ben@forests.co.uk](mailto:ben@forests.co.uk)

## Our Maps





## Directions

**Potato Copse, Combe Lane, Wormley, Godalming.**

1. [Click here for Bing Maps Directions](#) enter your own postcode, and click on the "Directions" box.

- For viewing purposes, park at Witley station, as marked on the map. You will need to pay. Owners of the wood will have the right to park for free.
- Walk to the back of the car park and turn left along the footpath, marked 'B' on the map. After 50m the first entrance to Potato Copse will be on your right. Continue to the 2nd or 3rd entrance and climb over the gate to enter the wood.

2. **For Satnav:** the nearest postcode is **GU8 5TB** as shown by the marker on the maps. The main coordinates for access and parking are: **51.132707, -0.645999**. **W3W: [///cloth.workbook.coffee](#)**

3. We recommend downloading [OS maps](#) to your phone. It's very useful for giving you an idea of where you are on the ground when viewing woodlands.

**Please note:** the particulars with plans, maps, descriptions and measurements are for reference only and although carefully checked we cannot guarantee their accuracy and do not form part of any contract. Any intending purchasers must satisfy themselves by inspection or otherwise as to the correctness of these particulars.