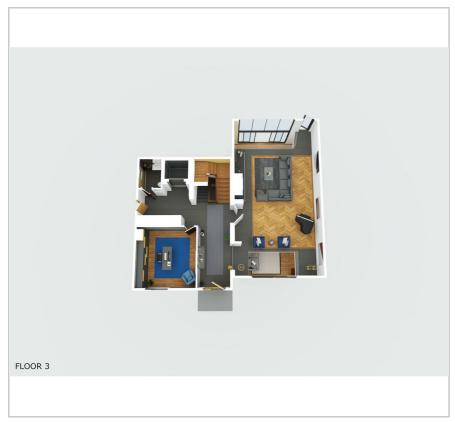
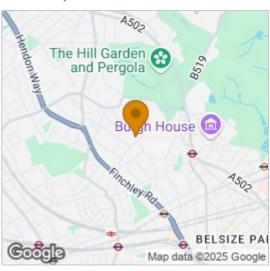


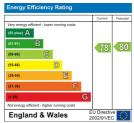


Floor Plan **Area Map** 





## **Energy Efficiency Graph**



## Viewing

Please contact our Letting International LTD Office on 02085549999 if you wish to arrange a viewing appointment for this property or require further information.

- Stunning Interior
- Swimming Pool & Spa Area
- Private Lift To All Floors
- Outdoor Terrace
- Off Street Parking With Electric832.8 SQUARE METRES -Gates
- Bespoke Fitted kitchen
- Cinema Room
- Sought After Location
- Viewing By Appointment Only
  - 8,964 SQUARE FEET



This stunning property showcases a harmonious blend of understated elegance and modern luxury, appealing to those who appreciate both style and functionality. The exterior, characterized by its classic red brick, provides a warm and inviting facade, while the interior offers a vibrant atmosphere equipped with advanced lighting and smart home technology

Upon entering, you'll find an expansive 37-foot reception room that is bathed in natural light from its double aspect windows, seamlessly connecting to a beautifully landscaped 60-foot garden—perfect for outdoor entertaining and relaxation. The ground floor also features a dedicated study and a convenient guest w.c.

Descending to the lower ground floor, the layout reveals an impressive 38-foot family/dining area that flows effortlessly into a spacious 29-foot kitchen/breakfast room. This level is well-equipped for daily living, boasting a large utility/larder area and a games room that can also serve as a guest suite, with access to a sunken 20-foot patio-a great spot for al fresco gatherings

The basement level is a true retreat, featuring a spectacular indoor pool complex that includes a gym, cinema, and additional leisure facilities. This space is perfect for unwinding and entertaining, making it ideal for both family time and social events.

The upper floors are dedicated to rest and relaxation, offering a luxurious master suite with an en suite



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the