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# Lodge Close, *Englefield Green*

OSBORNE HEATH

# A five bedroom Neo-Georgian detached family house in the village of Englefield Green, with three reception rooms, two bathrooms and no onward chain.

On the ground floor there is a living room with doors out to the garden, dining room, study, kitchen and a utility room.

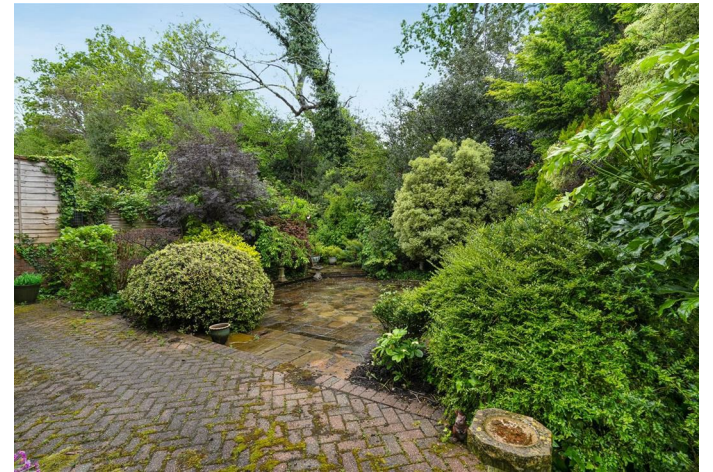
The first floor has the principal bedroom with an en suite shower room, four further bedrooms and a family bathroom.

Outside there is driveway parking plus a single garage and a mature rear garden with a variety of shrubs and paved areas.

Englefield Green is a highly-regarded village with a pretty village green and cricket ground. The area has a good range of shops catering for day-to-day needs, along with restaurants and public houses. More extensive amenities are available in the nearby towns of Egham, Windsor and Staines. The property is well placed for access to the M25 and M4 and Heathrow Airport. Rail services are available at nearby Egham, Staines, Virginia Water and Windsor stations. Windsor Great Park is nearby and offers horse riding, cycling and walking opportunities. There are many outstanding schools and colleges in the area including the local St. John's Beaumont and Bishopsgate, Upton House in Windsor, Papplewick, Heathfield, St. George's and St. Mary's in Ascot, Lambrook in Winkfield, the Royal Holloway University and Eton College.

EPC rating D. Council Tax band G.

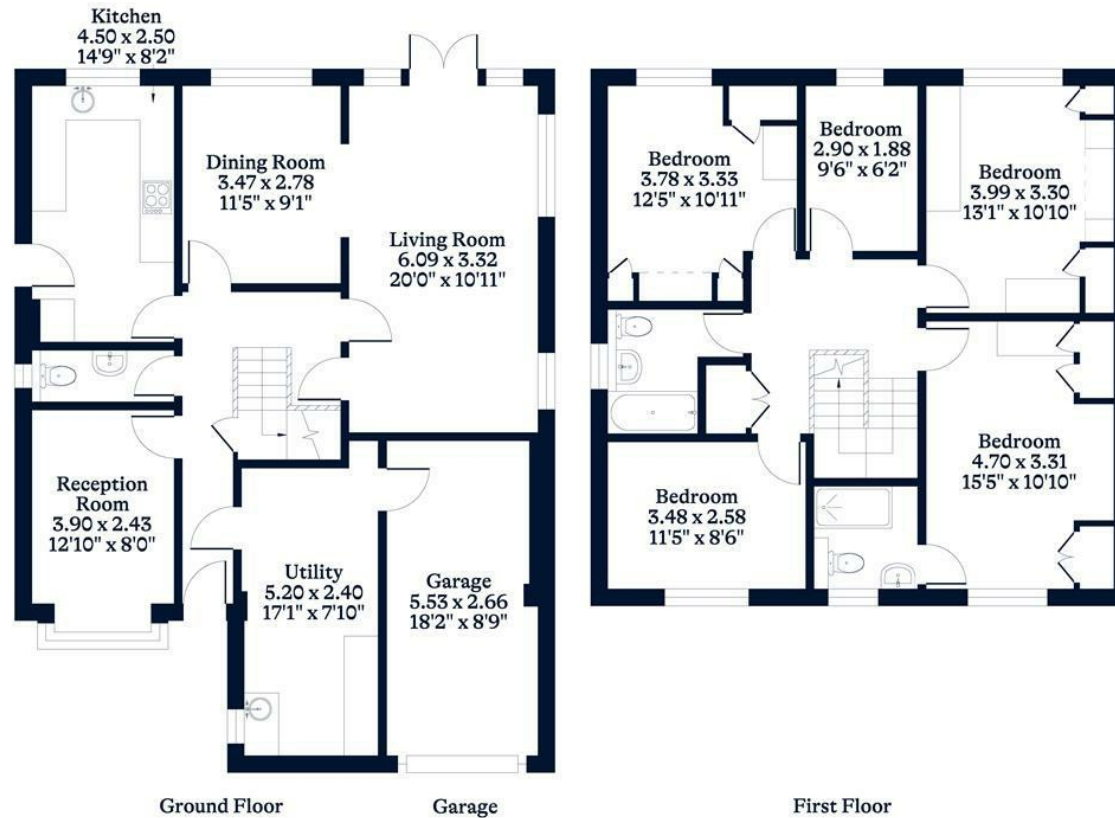




**APPROXIMATE FLOOR AREA**  
 House - 158.33 sq m - 1704 sq ft  
 Garage - 14.27 sq m - 154 sq ft  
 Total - 172.60 sq m - 1858 sq ft  
 (Gross Internal Area)



**NOT TO SCALE**  
 This plan is for illustration purposes only



This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them.

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