



St. Nicholas Crescent, Pyrford, GU22

Offers In Region Of £1,500,000

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This remarkable end-of-terrace townhouse, constructed by Berkeley Homes, is situated within an exclusive, gated community and offers an impressive 2,700 square feet of luxurious living space. Presented in pristine, show-home condition, the property features breathtaking views and is set on an expansive corner plot with a beautifully landscaped private rear garden. Residents of this development enjoy access to 22 acres of private communal grounds, which include two well-maintained tennis courts.

Upon entering the home, you are greeted by a spacious hallway that includes a guest cloakroom and an internal door leading to the garage, which has been thoughtfully converted into a gym. The rear of the property showcases an outstanding kitchen, equipped with a comprehensive range of eye-level and base-level units, generous countertops, and high-end appliances, including a double butler sink, a range-style cooker with a gas hob, and space for an American-style fridge freezer. The kitchen also features underfloor heating and opens onto the rear garden through double-glazed doors, providing a perfect spot to relax and enjoy the view. Adjacent to the kitchen, the utility room is fully equipped with plumbing and space for additional appliances. The dining room, with its elegant oak flooring, offers ample space for a dining table and chairs, making it ideal for both casual meals and formal entertaining. The integral single garage, currently serving as a gym, adds further versatility and practicality to the property.

A generous landing on the first floor leads to the main living areas. The expansive sitting room, located at the rear of the house, is enhanced by a remote-controlled gas fireplace and opens onto a lovely terrace, which affords stunning views. This floor also includes two spacious double bedrooms with fitted wardrobes, as well as a study that can easily be converted into a fifth bedroom if needed. A luxurious, recently refurbished shower room serves the bedrooms on this floor.

The top floor of the townhouse is dedicated to two exceptional double bedroom suites. The rear bedroom offers panoramic views, fitted wardrobes, and an ensuite shower room. The front bedroom is equally impressive, featuring fitted wardrobes and a lavish ensuite.



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Approximate Gross Internal Area = 253.1 sq m / 2724 sq ft
(Including Garage)



- Immaculate Condition
- Access To Over 22 Acres Of Communal Grounds
- Three Stunning Bathrooms With 2 En-Suites
- Fabulous Views
- Impressive Modern Kitchen
- Highly Desirable And Sought-After Location
- Five Double Bedrooms
- Three Reception Rooms
- Gated Private Estate
- Must See Property

