



Thornfield, Vine Road **SW13**



Thornfield, Vine Road

SW13

A majestic seven bedroom period house with fine views of Barnes Common, with benefits including a west-facing garden and private off street parking.

This wonderful family home is positioned on a substantial corner plot and offers splendid 'green views' towards Barnes common.

The house is arranged over three principal floors and offers close to 6,000 sq ft of expansive accommodation which has been renovated to a high standard, with a recently built separate annex, and double garage to the rear.



Guide price: £5,950,000

Tenure: Freehold

Local authority: London Borough of Richmond Upon Thames

Council tax band: H



Description

The ground floor flows beautifully, offering a large reception room, elegant dining room with feature fireplace, further reception room/snug with wood-panelled walls, a cloakroom and a wine cellar.

To the rear, there is a wonderful conservatory and an impressive bespoke kitchen with a range of fitted appliances. This wonderful open plan and light room creates the perfect entertaining area for friends and family to enjoy.

On the first floor, there is the principal bedroom suite which benefits from a double aspect, allowing an abundance of natural light. There is ample dressing room space and an en suite bathroom. Additionally, there are three further bedrooms, one with en suite shower room, study and further bathroom.

Moving to the second floor, there are three further bedrooms all complimented with bathrooms.

The mature west-facing garden to the rear is an exceptional feature and has an array of mature trees, shrubs and plants. There is also the rare feature of a heated spa swimming pool, with a swim machine and overhead jets.

A double garage, allowing for off street parking for two cars, is accessed at the rear of the garden. Attached to the garage is an annex with a kitchenette and shower room, providing an ideal guest/nanny accommodation.

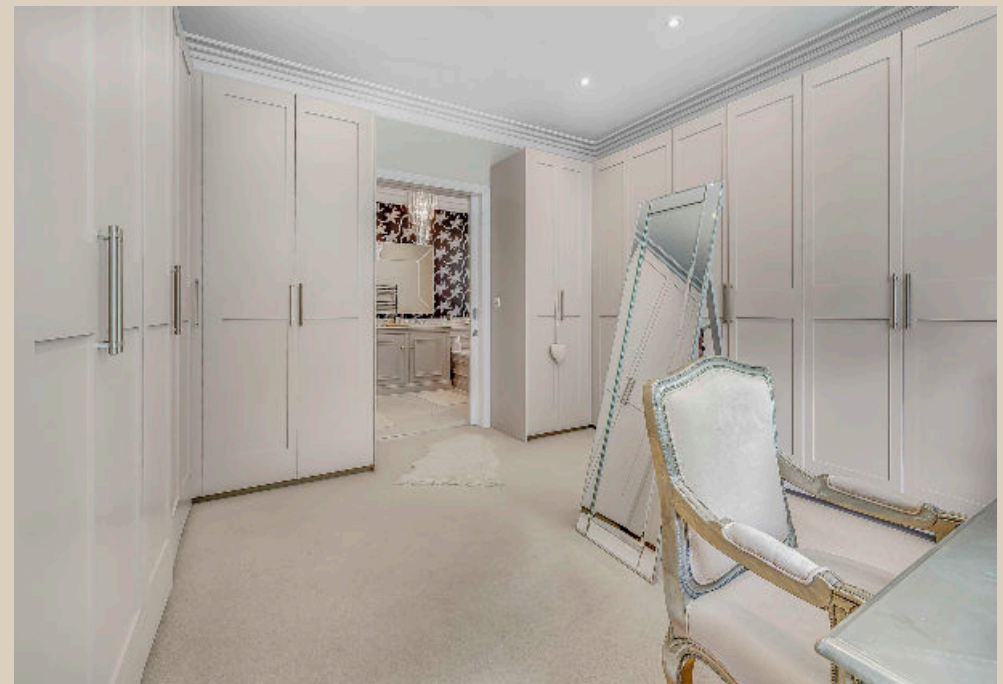


Location

Vine Road is well positioned for Barnes station which provides reliable overland rail services into London Waterloo. There is also easy access out of London by the M4 and M25 motorway networks as well as being well positioned for London Heathrow and Gatwick airports.

The house is only moments from the wonderful open spaces of Richmond Park, a Royal park extending to approximately 2,500 acres. There are numerous recreational opportunities found within the park including horse riding, polo, golf, rugby, cycling and running to mention a few. Further leisure activities are available nearby at the Roehampton Club, Lawn Tennis Association and Ham Polo Club.

In the area, there are also some outstanding local schools in the area including St Paul's, The Harrodian and Ibstock Place.



Vine Road

Approximate Gross Internal Area = 473.8 sq m / 5100 sq ft (Including Eaves)
 Garage / Summer House = 60.0 sq m / 646 sq ft
 Total = 533.8 sq m / 5746 sq ft



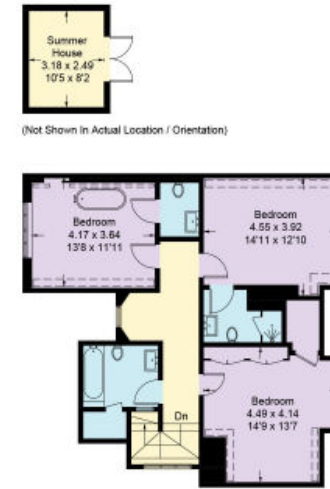
This plan is for guidance only and must not be relied upon as a statement of fact. Attention is drawn to the important notice on the last page of the text of the Particulars.



Ground Floor



First Floor



Second Floor

Knight Frank
 Richmond
 23 Hill Street,
 London
 TW9 1SX
knightfrank.co.uk

We would be delighted to tell you more
 James Williams
 020 8939 2808
james.williams@knightfrank.com



Fixtures and fittings: A list of the fitted carpets, curtains, light fittings and other items fixed to the property which are included in the sale (or may be available by separate negotiation) will be provided by the Seller's Solicitors.

Important Notice: 1. Particulars: These particulars are not an offer or contract, nor part of one. You should not rely on statements by Knight Frank LLP in the particulars or by word of mouth or in writing ("information") as being factually accurate about the property, its condition or its value. Neither Knight Frank LLP nor any joint agent has any authority to make any representations about the property, and accordingly any information given is entirely without responsibility on the part of the agents, seller(s) or lessor(s). 2. Photos, Videos etc: The photographs, property videos and virtual viewings etc. show only certain parts of the property as they appeared at the time they were taken. Areas, measurements and distances given are approximate only. 3. Regulations etc: Any reference to alterations to, or use of, any part of the property does not mean that any necessary planning, building regulations or other consent has been obtained. A buyer or lessee must find out by inspection or in other ways that these matters have been properly dealt with and that all information is correct. 4. VAT: The VAT position relating to the property may change without notice. 5. To find out how we process Personal Data, please refer to our Group Privacy Statement and other notices at <https://www.knightfrank.com/legals/privacy-statement>. Particulars dated June 2023. Photographs and videos dated June 2023.

All information is correct at the time of going to print. Knight Frank is the trading name of Knight Frank LLP. Knight Frank LLP is a limited liability partnership registered in England and Wales with registered number OC305934. Our registered office is at 55 Baker Street, London W1U 8AN. We use the term 'partner' to refer to a member of Knight Frank LLP, or an employee or consultant. A list of members names of Knight Frank LLP may be inspected at our registered office. If you do not want us to contact you further about our services then please contact us by either calling 020 3544 0692, email to marketing.help@knightfrank.com or post to our UK Residential Marketing Manager at our registered office (above) providing your name and address.