




EATON PARK

Cobham, KT11



A SIX BEDROOM HOME FOR SALE IN A PRIVATE ROAD IN COBHAM, KT11.

An imposing residence in a premier private estate location which is stylishly presented by the current owners to provide an exquisite family home.

		
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Local Authority: Elmbridge Borough Council
Council Tax band: H
Tenure: Freehold

DESCRIPTION

An imposing residence in a premier private estate location which is stylishly presented by the current owners to provide an exquisite family home. Laurel Wood was built by Stonehaven Developments in 2008 and is set behind electric security gates in a secluded setting. The property is equipped with state of the art systems including air conditioning and a comprehensive security system with CCTV.

The property is entered via a grand portico, leading to a delightful triple height galleried entrance hall which in turn leads on to all main reception rooms. The ground floor accommodation includes a spacious split level office with study and library, a drawing room with doors to the garden, dining room with access to the garden and impressive family room. The stunning kitchen/breakfast room offers a walk in larder, central island unit and breakfast bar. The kitchen leads on to a delightful orangery which overlooks the rear garden.



On the first floor the spacious principal bedroom includes two dressing rooms and en suite bathrooms with Villeroy and Boch fittings. There are five further bedrooms, all with en suites. The second floor includes a media/games room and self contained staff flat with kitchen, lounge/bedroom area and bathroom.

Externally the landscaped gardens offer fantastic outside entertaining space, with lawned areas, a large patio, and a raised deck with hot tub and Finnish barbecue chalet. The garden is also equipped with an automatic irrigation system. To the front is a driveway with ample parking and access to the integral triple garage.





LOCATION

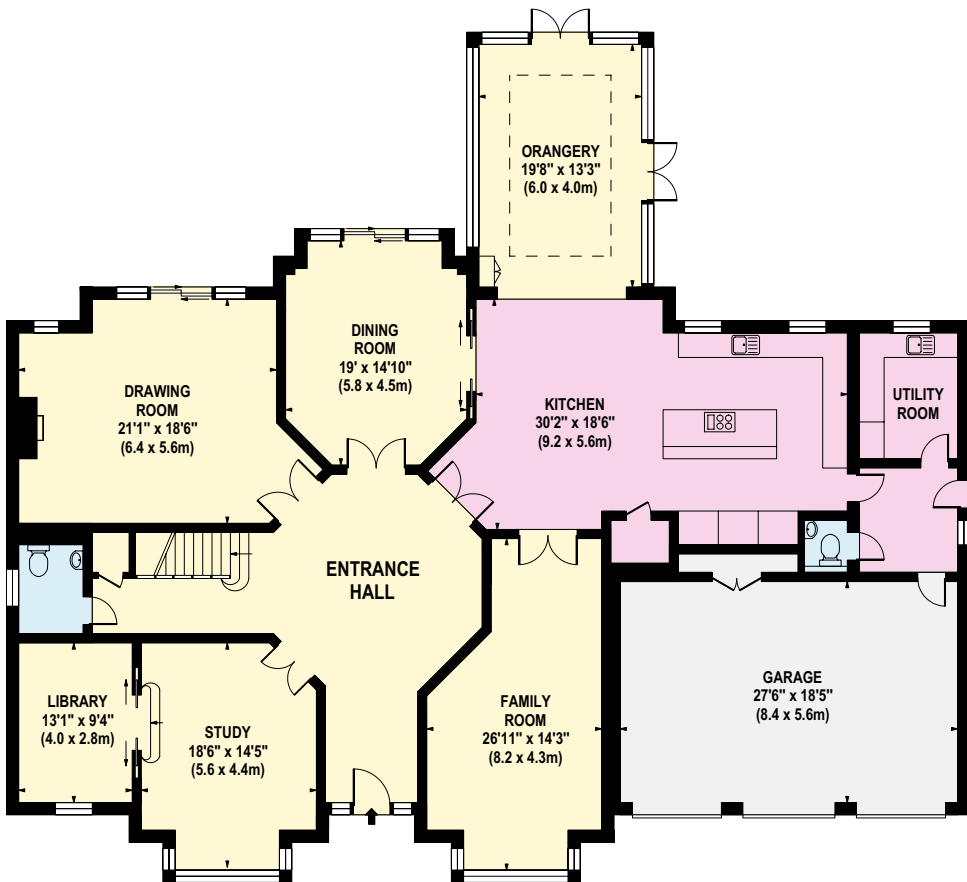
Eaton Park is a desirable private road located 1.7 miles from Cobham High Street, where you'll find a great selection of boutique shops, a Waitrose and restaurants, including The Ivy Brasserie.

A fantastic choice of schooling is in abundance with many private schools nearby including Reed's, ACS International, Danes Hill, Feltonfleet and Parkside. RHS Wisley is just down the road along with Claremont National Trust Landscape Garden and Painshill Park.

The area also benefits from excellent transport links. Cobham and Stoke d'Abernon train station is 1.2 miles away and runs a direct service to London Waterloo in about 40 minutes and to Guildford in about 23 minutes. There is also easy access to the A3 which links to Junction 10 of the M25, which is useful for connections to London Gatwick and Heathrow Airports.

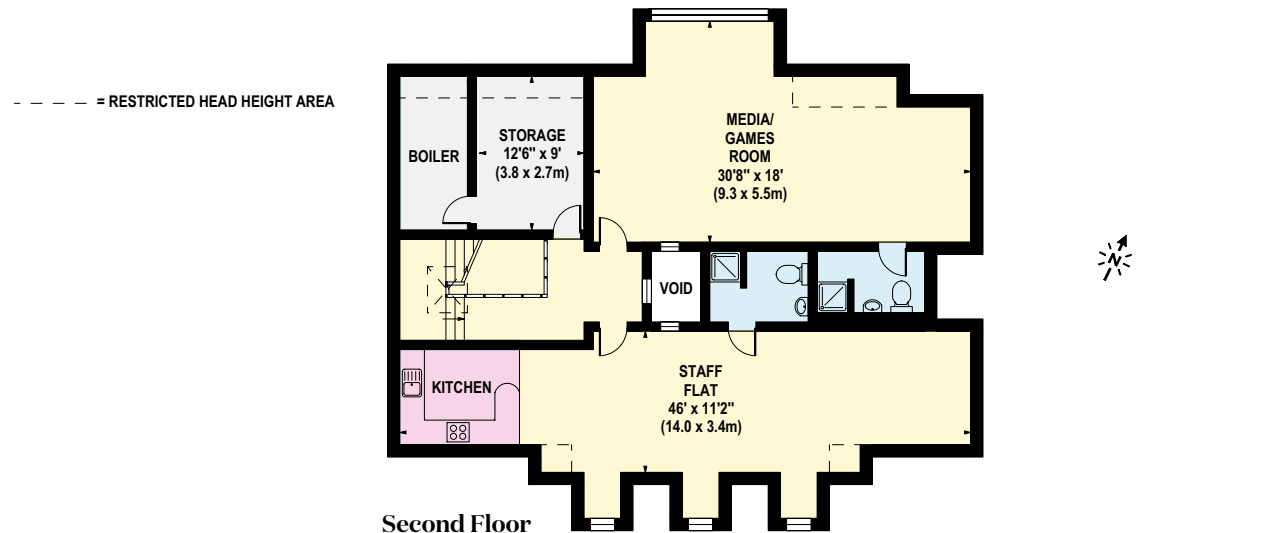


- Reception
- Bedroom
- Bathroom
- Kitchen/Utility
- Storage
- Outside

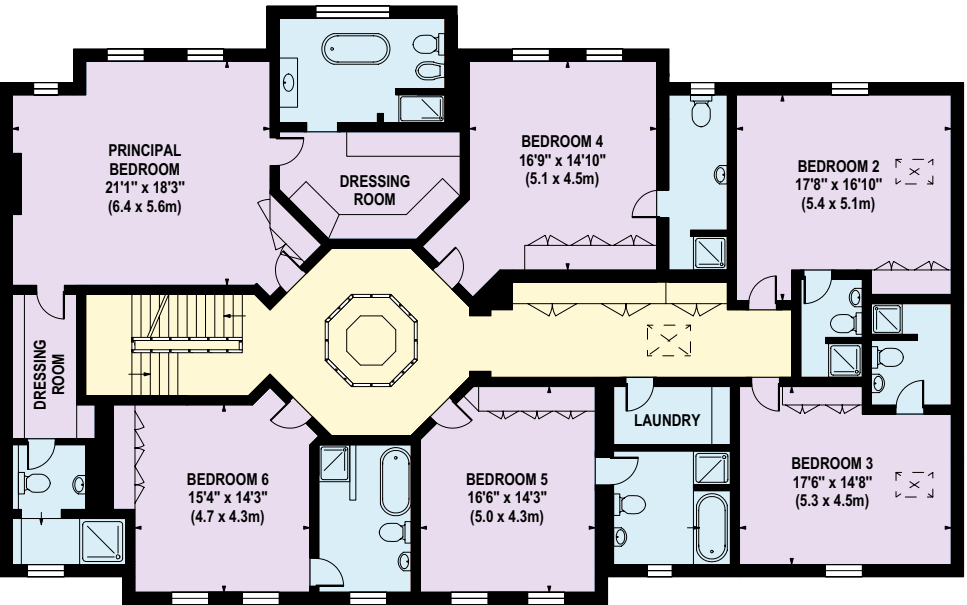


Ground Floor

Approximate Gross Internal Area = 8150 sq ft / 757 sq m
(including restricted head height area & garage) (excluding void)



Second Floor



First Floor

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.

We would be delighted
to tell you more.

Charles Davenport

01932 591602

charles.davenport@knightfrank.com

Knight Frank Cobham

50 High Street, Cobham

Surrey, KT11 3EF

Tom Knowlden

01932 591610

tom.knowlden@knightfrank.com

[knightfrank.co.uk](https://www.knightfrank.co.uk)

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