



Stoke End Cottage  
Stoke Green | Stoke Poges | SL2 4HN









# STEP INSIDE

## Stoke End Cottage

---

Nestled within secluded, meticulously landscaped grounds, this Grade II listed 17th-century cottage offers an exquisite blend of timeless character and modern luxury. With four spacious bedrooms and three reception rooms, the cottage is a testament to a marriage of classic and contemporary design. The main reception, located in the original part of the house, exudes warmth and charm, featuring exposed beams, oak wood flooring, and a striking inglenook fireplace complete with a log burner.

At the heart of this remarkable home is the large contemporary kitchen, designed as the perfect gathering space. Fully equipped and styled with modern finishes, it includes a dining area and impressive corner bi-fold doors that seamlessly extend the living space outdoors whilst enjoying beautiful views of the surrounding fields.

Set behind secure electric gates, there is ample parking for multiple cars and a detached garage for added convenience.

Stoke End Cottage offers a rare opportunity to own a truly picturesque home set within breathtaking, landscaped grounds.



### Ground Floor

Upon entering, you are welcomed into a charming entrance hall, perfect for use as a boot room, with an adjoining convenient downstairs WC. The first reception room, located in the original part of the house, exudes character with its exposed beams, oak wood flooring, and a stunning feature inglenook fireplace with a log burner. This double-aspect room is flooded with natural light, enhancing its warm and inviting atmosphere.

The second reception room, double aspect, offers versatility - ideal as a cosy snug lounge or a home office, providing beautiful garden views from multiple angles. The true heart of the home, however, is the large modern kitchen. Fully equipped with state-of-the-art amenities, it features a striking sky lantern, which bathes the space in natural light, and a spacious dining area. Corner bi-folding doors lead effortlessly from the kitchen to the patio, seamlessly blending indoor and outdoor living, with picturesque views of the surrounding fields.

A large utility room with side access completes the ground floor, providing additional functionality and convenience.

### First Floor

The first floor offers four generously sized double bedrooms, each with its own unique charm, enhanced by pitched ceilings that evoke a sense of character and warmth. The principal bedroom stands out with the added luxury of a modern ensuite bathroom, complete with a walk-in shower.

In addition to the ensuite, a stylish and contemporary family bathroom serves the other bedrooms, ensuring comfort and convenience for all.

# SELLER INSIGHT

---

“ What first attracted us to Stoke End Cottage was its secluded position and expansive outdoor space, which was perfect for our young children at the time. The house, hidden from the road, felt like a real gem. It offered a countryside atmosphere, yet was close to all the essentials. The character of the house, with its large rooms, combined with proximity to excellent schools and easy access to London via the M4, M40, and mainline trains, made it an ideal home.

One of our favourite aspects of living here has been the tranquillity and the sense of secure seclusion. The cottage blends country living with the convenience of nearby towns and villages. Its architecture is picture-postcard perfect, offering cosy living throughout the year. The living room, with its log burner, provides a snug spot in winter, while the open-plan kitchen, with its bi-fold doors, opens out to the gardens—ideal for summer entertaining on the terrace.

The unique features of Stoke End Cottage truly make it stand out. Its blend of 17th-century beams and doors with contemporary décor creates a welcoming and unique space. The layout offers a beautiful contrast between the original cottage feel and the modern extension, with two contrasting living spaces downstairs: a beamed living room with an inglenook fireplace, and the new, airy kitchen with panoramic garden views. The bi-fold doors allow the indoor and outdoor spaces to merge seamlessly. The study, with its dual-aspect windows, is perfect for working from home.

We've personalised the house with neutral, modern décor and have completed significant upgrades, including a new central heating system, a log burner, and the installation of a contemporary en-suite bathroom. The extension has transformed our downstairs space into an inviting area for living and entertaining.

Stoke End Cottage has supported our active lifestyle and evolving needs. With easy access to London, it was perfect when Miles worked in the city, and our children enjoyed the large bedrooms and outdoor space. The nearby parks, golf courses, and cycle routes are ideal for our recreational activities. The house has also adapted to Miles running his business from home, with super-fast internet and a peaceful study.

Natural light fills the home, thanks to the numerous windows, and the new extension's design ensures a bright, contemporary feel. The garden, which we've remodelled extensively, is one of our favourite parts of the property. It's perfect for entertaining, with paved terraces, ambient lighting, and views across the fields. We've hosted annual summer parties here, enjoying games and al fresco dining with family and friends.

We've made several improvements during our time here, the most notable being the large kitchen extension, with its vaulted ceiling, underfloor heating, and wrap-around bi-fold doors. The contemporary en-suite bathroom, extensive garden landscaping, and installation of a new shed with electrics have also added to the home's charm and functionality.

Living in this home has allowed us to embrace a balance of contemporary design and classic style. As a family, we've created countless memories here, from cosy winters by the fire to summers in the garden. Christmases at Stoke End Cottage, with the stockings hanging by the fireplace, have been particularly special.

The local area offers a wonderful sense of community. We have friendly neighbours, and there's a welcoming cricket club across the road and a lovely local pub just a few minutes' walk away. We're fortunate to be surrounded by beautiful parks and fantastic amenities, with easy access to shops, schools, and transport links. Gerrards Cross and Beaconsfield are nearby, providing everything from Waitrose to independent cafés and boutiques. Windsor and Eton are also just a short drive away.

Stoke End Cottage has been a wonderful home for our family, and we hope the future owners will enjoy it as much as we have. It's a place where you can make lifelong memories. Our advice? Simply enjoy every moment in this beautiful, unique home.\*

\* These comments are the personal views of the current owner and are included as an insight into life at the property. They have not been independently verified, should not be relied on without verification and do not necessarily reflect the views of the agent.









# STEP OUTSIDE

## Stoke End Cottage

### Outside

The beautifully secluded, landscaped gardens surrounding Stoke End Cottage are truly a haven, spanning  $\frac{3}{4}$  of an acre. Designed for both relaxation and entertaining, the outdoor space features two large patios, perfect for unwinding or enjoying al fresco dining with family and friends. Expansive lush lawns stretch out across the property, offering stunning countryside views from every angle, including picturesque paddock views.

Set behind secure electric gates, the property provides ample parking for multiple vehicles on a gravel driveway, along with the convenience of a detached garage and large shed with lighting and electrics.

### Location:

Stoke Poges is a picturesque Buckinghamshire village, conveniently located near Gerrards Cross (3m) with train services into Marylebone Station (circa 18-20 min), Beaconsfield (4m), Slough (3.7m) & Windsor.

Stoke Poges offers excellent transport links reachable from nearby Slough Train Station which is serviced by Great Western Railway, providing frequent connections to London Paddington, Windsor & Eton Central, and Didcot Parkway. Additionally, the newly opened Elizabeth Line offers swift direct trains into London Paddington (fast train 19min), Bond Street, Farringdon, Liverpool Street, and Canary Wharf (circa 48-52 mins).

This makes Stoke Poges an ideal choice for those seeking a taste of countryside living while staying well-connected to the city. The M25, M40 & M4 motorways are all a short drive away.

South Buckinghamshire is renowned for its excellent range of schooling both state and independent and families will find plenty of outstanding schools within the Stoke Poges & wider Buckingham catchment, highly rated by Ofsted. With many of the leading UK grammar schools and independent schools a short bus ride away.

### Services, Utilities & Property Information:

Construction Type: Brick  
Water: Thames Water  
Sewerage: Thames Water  
Gas: OVO  
Electricity: OVO

Mobile Phone Coverage – EE, Three, O2, Vodafone. 5G is predicted to be available around your location from the following providers: O2, Vodafone.

Broadband Availability – Ultrafast 1000 Mbps. You may be able to obtain broadband service from these Fixed Wireless Access providers covering your area. EE, Three.

Garage Parking space: 1  
Off Road Parking Spaces: 6

Restrictive Covenants Apply - Contact the agent for further information.

Tenure: Freehold

### Directions:

Postcode: SL2 4HN/ what3words: best.vision.hiding

Local Authority: South Buckinghamshire  
Council Tax Band: G

### Viewing Arrangements:

Strictly via the vendors sole agents Fine & Country on Tel Number +44 01753 463633

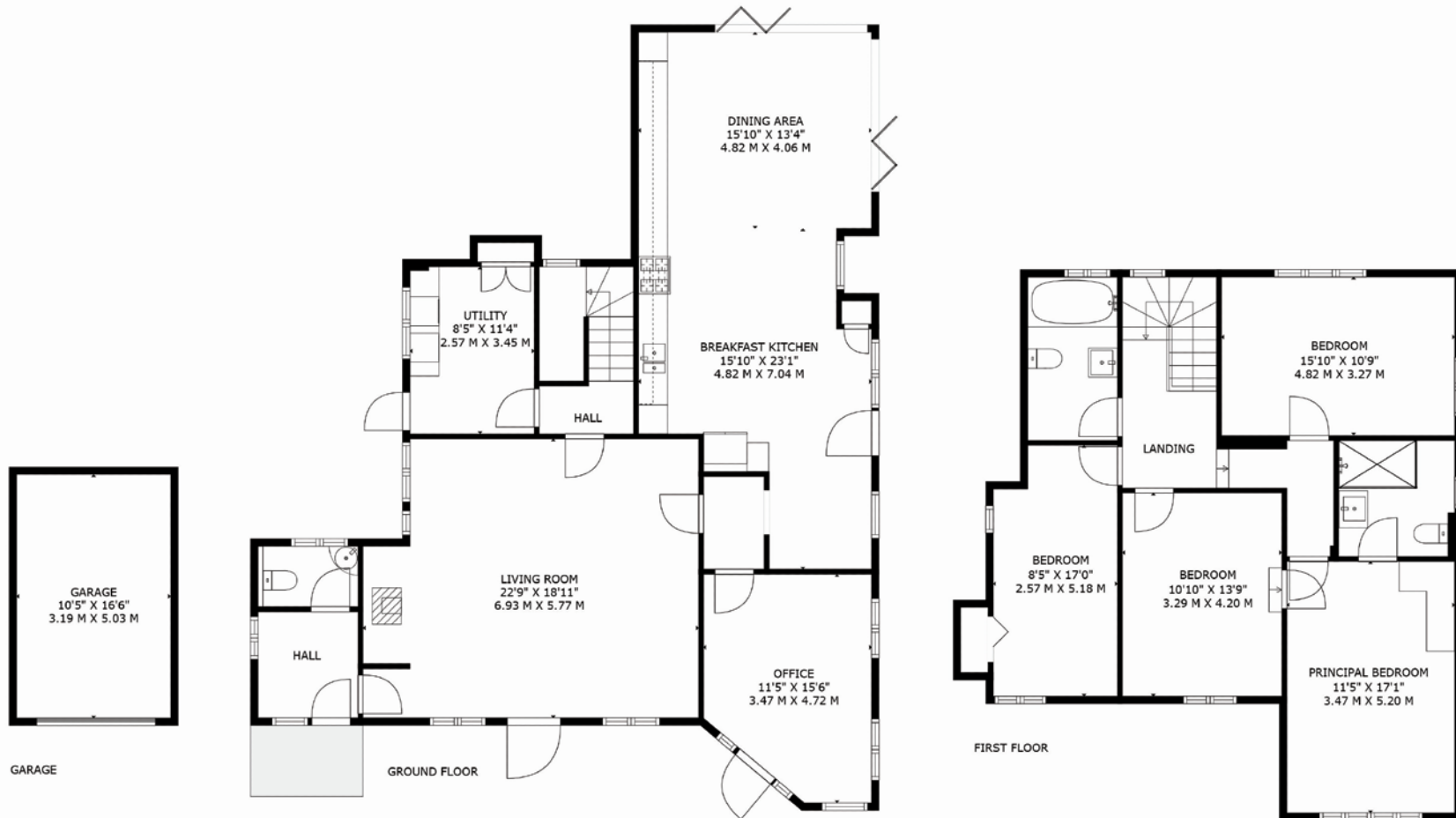
### Website

For more information visit F&C Microsite Estate Agents in Windsor | Fine & Country ([fineandcountry.co.uk](https://fineandcountry.co.uk))

### Opening Hours:

Monday to Friday 9.00 am - 5.30 pm  
Saturday 9.00 am - 4.30 pm  
Sunday By appointment only





GROSS INTERNAL AREA: 2160 sq ft, 200 m<sup>2</sup>  
 LOW CEILINGS: 168 sq ft, 16 m<sup>2</sup>  
 GARAGE: 173 sq ft, 17 m<sup>2</sup>

**OVERALL TOTALS: 2501 sq ft, 233 m<sup>2</sup>**  
 SIZES AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY  
 FLOORS MAY NOT BE SHOWN IN THEIR ACTUAL LOCATION



EPC Exempt  
 Council Tax Band: G  
 Tenure: Freehold



Agents notes: All measurements are approximate and for general guidance only and whilst every attempt has been made to ensure accuracy, they must not be relied on. The fixtures, fittings and appliances referred to have not been tested and therefore no guarantee can be given that they are in working order. Internal photographs are reproduced for general information and it must not be inferred that any item shown is included with the property. For a free valuation, contact the numbers listed on the brochure. Copyright © 2024 Fine & Country Ltd. Registered in England and Wales. Company Reg No. 09929046. Registered Office: 5 Regent Street, Rugby, Warwickshire, CV21 2PE. Trading As: Fine & Country Windsor Printed 04.10.2024



Fine & Country Windsor  
Castle Hill House, 12 Castle Hill, Windsor, Berkshire SL4 1PD  
01753 463633 | windsor@fineandcountry.com

