



# Whitmore Lane, *Sunningdale*

OSBORNE HEATH



# An opportunity to acquire just under two acres of freehold land backing onto Coworth Park.

This plot of land has two gated access points, one on Whitmore Lane, and the other to the rear on a public footpath leading to Coworth Park.

There are currently no dwellings on the plot, however, historically there was a house know as Granny Kettle Cottage. The cottage and land was occupied by the Kettle family, who lived on the Earl of Derby's estate on Coworth Park.

The current owner of the land has carried out a tree survey, and architects have designed a concept house to suite the woodland setting. All images of a house are CGIs for a Paragraph 80 home. No planning application has been made for the house, and there are no historic rejected applications.

Whitmore Lane is in Old Sunningdale village. Nearby schools include Bishopsgate, Charters, Holy Trinity, Lambrook, The Marist, Papplewick, St Francis, St Georges and St Marys. The closest station is Sunningdale where trains run to London and Reading. Nearby points of interest include Ascot Racecourse, Legoland, The Lexicon, Sunningdale Golf Club, Swinley Forest, Virginia Water Lake, Wentworth Golf Club and Windsor Great Park. Sunningdale is also convenient for the M3, M4, M25 and Heathrow Airport.

EPC rating NA. Council Tax band NA.









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