










CAVENDISH ROAD

St George's Hill, Weybridge

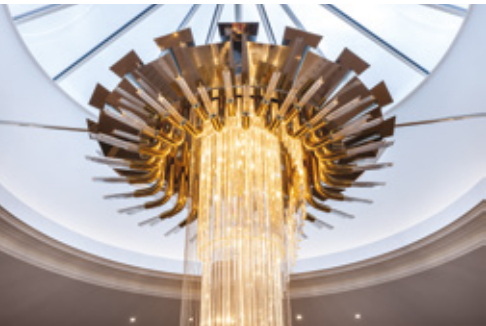


AMBASSADORIAL PROPORTIONS WITH ELEVATED VIEWS ACROSS THE GOLF COURSE.

Set amongst this glorious secluded and southerly-facing setting, in excess of 1.5 acres, this stunning and elegant family home was built by Heritage, utilising their intimate and timeless specification - simply one of the best houses on St George's Hill.

			EPC
8	10	10	C
			
1.5 acres			

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





DESCRIPTION

As the double gates gently open, you immediately realise you have arrived at a stunning and elegant family home, individually designed by our clients. Nestled amongst a glorious southerly facing setting with panoramic views across St George's Hill Golf Course. The sweeping resin bonded heated driveway sets the scene, leading down to the extensive underground parking area.

The grand entrance hall features an abundance of natural light and immediately illustrates immense elegance with the atrium and striking chandelier providing that focal point. Curved classical symmetrical staircases provide access to the key entertaining areas and the amazing leisure complex.

The ground floor configuration provides fluidity and flexibility, a real entertainers dream of grand proportions. The formal drawing room overlooks the garden with twin-sets of double doors leading out to the super-wide terrace area capturing stunning views of the glorious gardens and the golf course beyond.





The adjacent family room is well-proportioned, perfectly placed for the extensively fitted kitchen. The walnut panelled study is a great size, ideal for those working from home. The dining room will cater for entertaining at its best. The bespoke walnut fitted kitchen is quite outstanding with adjacent secondary kitchen. The kitchen area is fitted with a fabulous range of integrated appliances including a Range cooker, teppanyaki hot-plate, Sub-Zero and Wolf fridges. The central island is ideal for informal entertaining. The fully functioning prep kitchen caters for all needs with separate large laundry room.

Twin staircases provide access to the galleried landing showcasing further the statement chandelier. The principal suite is immense with access to a semi-circular balcony which captures stunning views of the neighbouring golf course. The dual en-suite bathrooms and dressing rooms utilise bespoke cabinetry and luxurious sanitary ware. All of the remaining bedrooms on the first floor enjoy individually themed bathroom suites with dressing rooms and all with private balconies, capturing views across the glorious gardens.







For large or growing families there are two self-contained staff apartments, both with own entrances. The leisure/entertainment area is truly amazing and would not look out of place in a 7* hotel.

For fitness enthusiasts, the spa area and indoor swimming pool caters for all needs with changing rooms, treatment room and sauna - an ideal space to rest and relax. A glazed wall illustrates the separate gym. The entertainment area captures views across the leisure facilities, a fabulous space to entertain with bespoke mirrored bar area with thermostatically controlled wine room, ideal for wine connoisseurs. Additionally, on this floor there is a further prep kitchen, cinema room with sensor seats and various plant rooms, perfectly placed away from the main dynamics of this super home.





Externally, the gardens are quite exceptional with irrigation system and slightly elevated, yet level gardens. A sunken sun-terrace spans the width of this wonderful home leading seamlessly out from the leisure complex. Two sets of steps lead to the expansive lawn area which are surrounded by an abundance of evergreens, shrubs and mature surrounds. For outdoor entertaining there is a garden conservatory area and seating with BBQ area and pizza oven. The garaging incorporates electric charging points and heated solution monitor and car wash area.

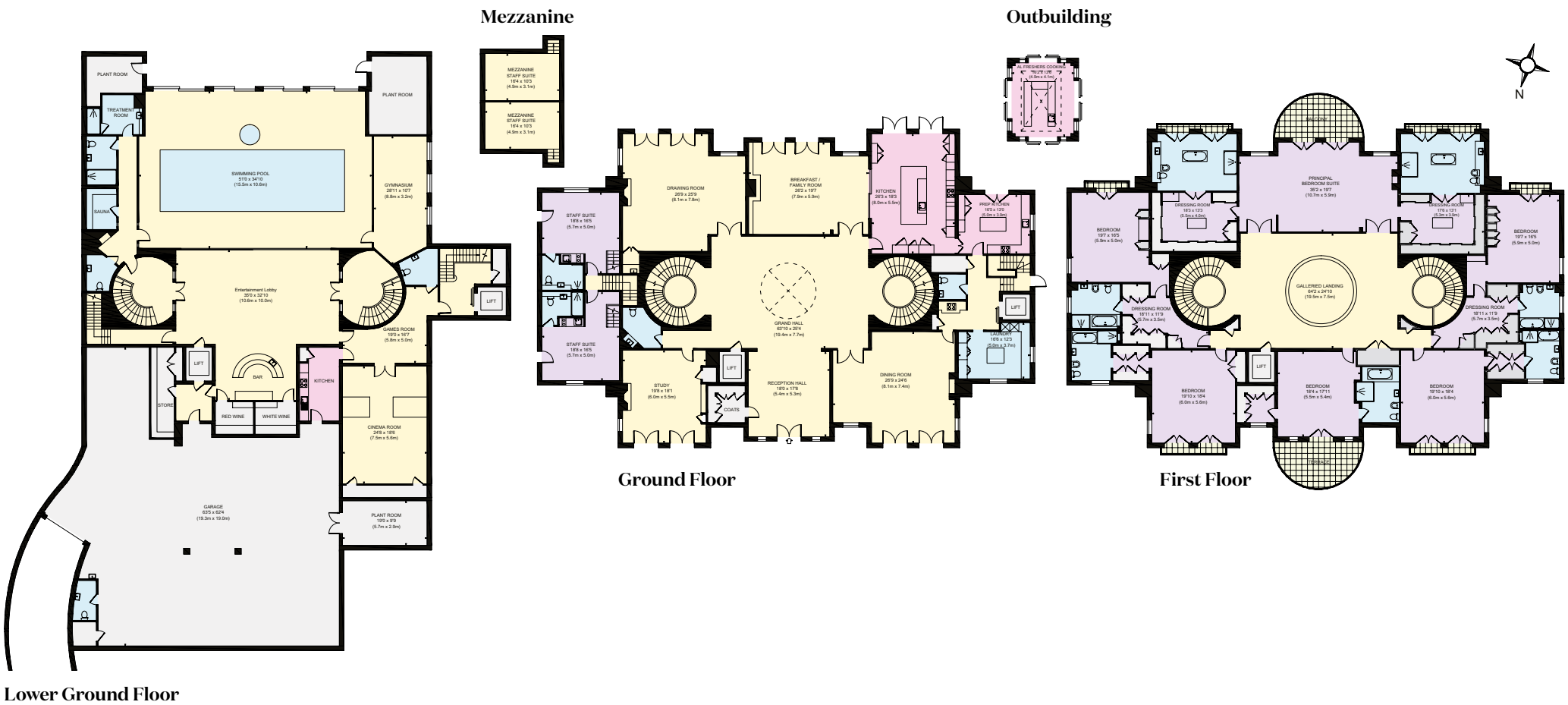
LOCATION

St George's Hill is set on approximately 900 acres and features a private championship-standard 18-hole golf course, 9-hole course and a separate private tennis and squash club. Close to the centre of Weybridge, the greens and fairways of St George's Hill Golf Club meander through the Estate, whilst the Lawn Tennis, Squash and Croquet Club offers luxurious fitness and an indoor swimming pool. The Estate provides controlled gated security and privacy, offering an ideal community location. The A3 is a short driving distance giving access to London and the M25 which, in turn, leads to the national motorway network as well as Heathrow and Gatwick airports. Weybridge and Walton mainline rail stations are conveniently located nearby.

Distances: Weybridge 3 miles, Heathrow 13 miles, M25 (J10) 4 miles, Central London 24 miles (All distances are approximate).



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



Approximate Gross Internal Area
Main House 18267 sq. ft / 1697.10 sq. m
Garage 2963 sq. ft / 275.20 sq. m
Outbuildings 218 sq. ft / 20.20 sq. m
Mezzanine 356 sq. ft / 33.00 sq. m
Total 21804 sq. ft / 2025.50 sq. m

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.

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