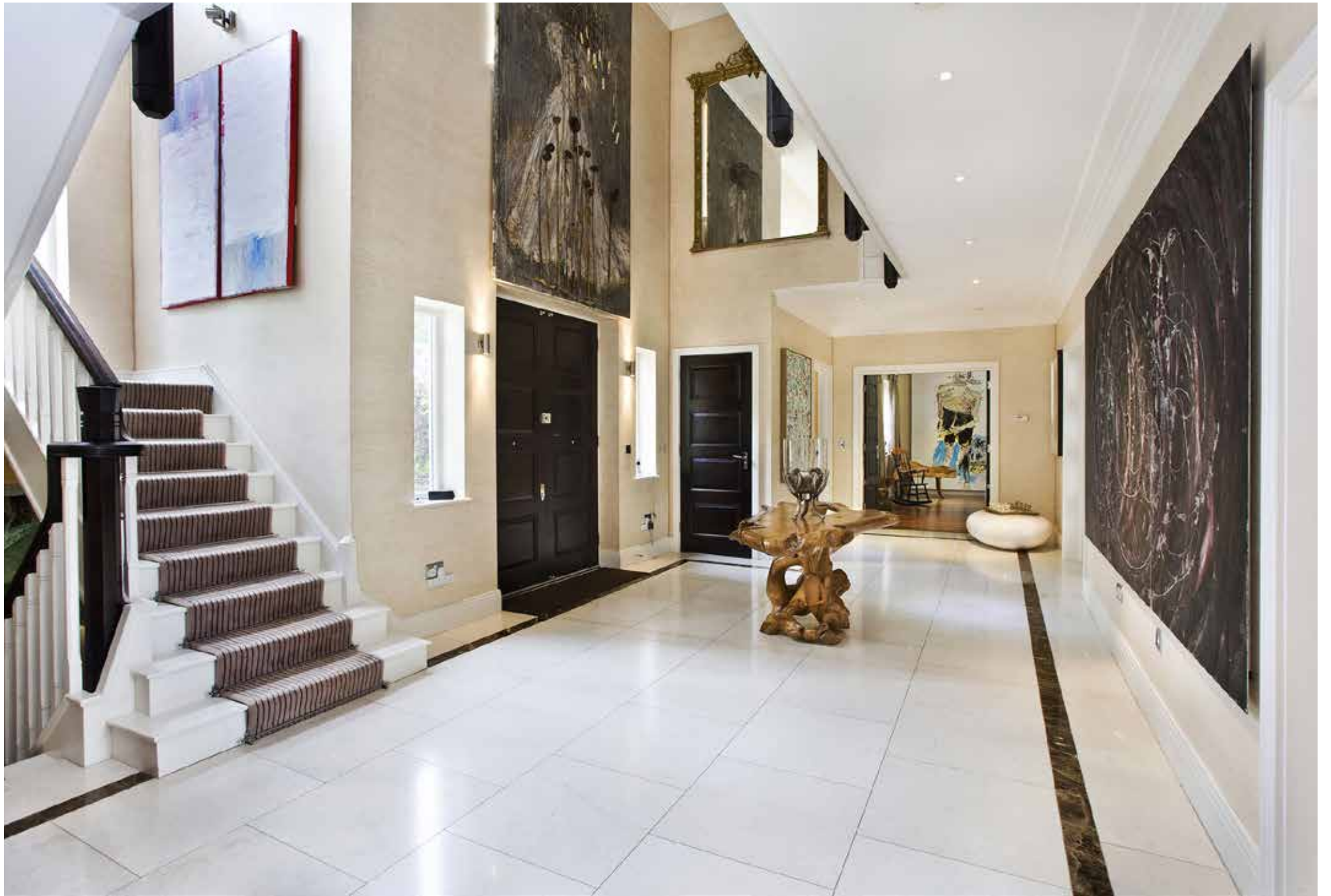




WENTWORTH, SURREY

GU25



A WELL PRESENTED EXECUTIVE HOME

incorporating open plan modern living, set on a one acre plot at the end of a quiet road on the on the main island of the Wentworth estate.



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Local Authority: Runnymede Borough Council

Council Tax band: H

Tenure: Freehold

Guide price: £5,950,000



SPRING LODGE

Originally constructed in 2005, Spring Lodge is a uniquely designed residence situated in tranquil plot at the end of a quiet lane on the main island of the Wentworth Estate. The property has been finished to a high specification and provides close to 8,000 square feet of well planned, versatile living accommodation over four floors. The well proportioned reception rooms can be opened up for entertaining.







Particular highlights include a superb orangery overlooking the sunny southerly facing 1 acre garden, a useful staff apartment, an impressive lower ground floor home cinema and master bedroom suite with his and hers en suite bathrooms and dressing rooms. The property also has planning permission in place for an impressive rear extension of 1,300sq.ft approximately, currently designed to provide an indoor swimming pool complex (planning ref: RU/ 22/1699 and plans available on request).



LOCATION

Spring Lodge is positioned between the picturesque village shops of Virginia Water on the prestigious Wentworth Estate tucked away at the end of a no through road and enjoying total privacy from adjoining neighbours. The Wentworth Estate extends to approximately 1,750 acres lying within the Green Belt. Its history dates back to the early 1920s when the visionary developer, W G Tarrant purchased an agricultural estate around which he created his rural dream of substantial mansion houses set in beautiful mature gardens surrounding a golf course. Today there are three 18-hole championship golf courses and a 9-hole executive course. In addition there is the Wentworth Club with swimming pools, restaurants, tennis courts and a health and leisure club.







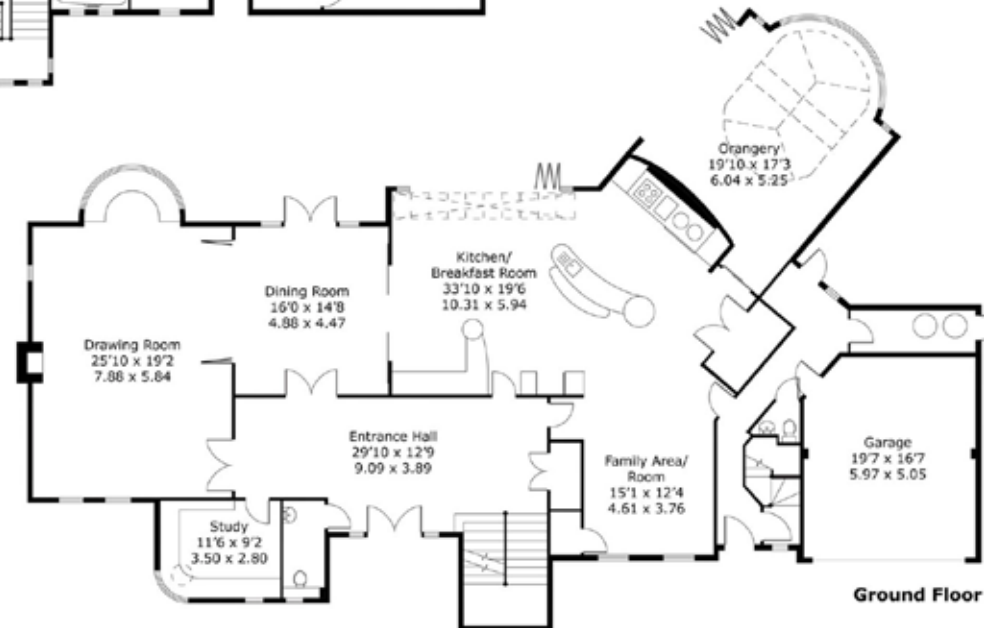
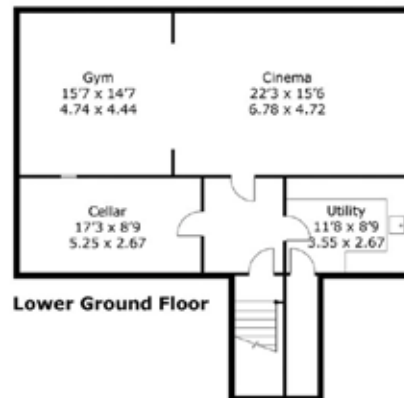
Spring Lodge, Springs Woods, Wenworth Estate

Approximate gross internal area: 741 sq m / 7970 sq ft

First Floor



Second Floor



Ref: SLBW010304111

Not to Scale. Any Areas, measurements or distances given are maximum and approximate only, no decisions without checking should be made when reliant upon them.

Approximate Gross Internal Area = 741 sq m / 7,970 sq ft

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. (ID767266)

We would be delighted
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