



Station Road, Sunningdale

£2,150,000



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Beautifully presented, older style family home of real quality and character which has been sympathetically renovated to a very high standard over recent years by the present owners now providing excellent family accommodation and situated within the popular old village of Sunningdale.

FEATURES

- Gated driveway
- Lutron lighting
- Underfloor heating
- Original servants bell box
- Newly installed Aga
- 40 metre frontage

ACCOMMODATION

- Spacious entrance hall
- Fabulous kitchen/dining area with adjoining family room
- Drawing room, study and snug all with open fireplaces
- Large utility room and two cloakrooms
- Principal suite with large bathroom and walk in dressing room
- 4 further sizeable bedrooms and two bathrooms



OUTSIDE

- Wide brick paved driveway
- Attached garage with electric car charging point
- Professionally landscaped Southerly rear gardens
- Large garden shed and log store
- Ample outside lighting and security cameras

EPC RATING

E

LOCAL AUTHORITY/COUNCIL TAX

Windsor & Maidenhead - Band G





Approximate Floor Area = 352.5 sq m / 3794 sq ft
 Garage = 24.4 sq m / 263 sq ft
 Total = 376.9 sq m / 4057 sq ft
 (Excluding Shed)



Ground Floor



First Floor



This floor plan has been drawn in accordance with RICS Property Measurement 2nd edition.

Disclaimer: We wish to inform prospective purchasers that we have prepared these sales particulars as a general guide. We have not carried out a detailed survey, nor tested the services, appliances and specific fittings. Room sizes are approximate and rounded: they are taken between internal wall surfaces and therefore include cupboards / shelves, etc. Accordingly, they should not be relied upon for carpeting, curtains / blinds and kitchen equipment, whether fitted or not, are deemed removable by the vendor unless specifically itemized within these.

Postcode for sat nav: **SL5 0QL**



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