



FOX OAK

Foxoak Hill, Seven Hills Road, Walton-on-Thames, Surrey, KT12 4DG



LUXURY PROPERTY PARTNERS

Specialists in the marketing & sale of luxury homes

INTRODUCTION SUMMARY

Fox Oak is a 7,000 square foot, Grade II, six-bedroom luxurious family home. Sat on three acres with an additional 1377 square foot of living accommodation, the home has a helipad, gym, cinema room, a separate two-bedroom annexe, and an array of wonderful outdoor entertainment areas. The home is situated in Walton-on-Thames, between Weybridge, Cobham and St. Georges Hill.



ACCOMMODATION SUMMARY

Fox Oak, a residence of unparalleled grandeur, welcomes you through its imposing antique wrought iron gates, ensuring your complete privacy within a secure enclave.

This distinguished country estate, an 'Arts & Crafts' Grade II listed masterpiece, was meticulously designed by the eminent English architect, Halsey Ricardo. Ricardo notably spent a decade collaborating with his friend, William de Morgan, an iconic figure in the 'Arts & Crafts' movement. The house proudly features a stunning original Galleon design tiled wall, an opulent creation by Morgan, celebrated for his exceptional work in glazed materials. This masterpiece, depicting a pair of majestic ships, is even showcased in the esteemed book 'William de Morgan Tiles', by John Catleugh.

Whilst conveniently situated in Surrey, Fox Oak is a mere ten-minute drive from the A3, and less than an hours drive from central London, with a swift thirty-minute train ride as an alternative, it still offers an unparalleled 360 degrees of seclusion, cocooned by two-hundred acres of private woodlands surrounding the secure 3 acre estate.

The interiors are equally exceptional, boasting a detached family kitchen, dining room, that provides enchanting views of the stunning grounds. In total there are six ensuite bedrooms, including a principal bedroom with its own private wing, dressing room, and bathroom. Additionally, you'll discover a reception room, office, cinema room, cloakroom, utility room with an additional WC, a well-appointed gym, and a cellar. Outside, a separate staff apartment is located above two double garages, accompanied by ample parking space and a delightful thatched summer house, designed for outdoor entertaining.

The home's roots trace back to its construction in 1886 - 1887, offering a harmonious blend of historic charm and modern comfort, preserving the essence of its original features.



GROUND FLOOR

Upon entry, a welcoming open hallway unfolds, graced by a bespoke hand-crafted English oak staircase, a nod to the 'Arts & Crafts' movement. This design elegantly accentuates the beauty of the old leaded light windows.



GROUND FLOOR

You then proceed to step into the drawing room, originally named the Billiards room, where the mesmerising William de Morgan Galleon design tiled wall captures your attention.







GROUND FLOOR

The herringbone Parquet flooring, once residing in the Tower of London's armoury room, has been meticulously restored and extends through the drawing room, cellar, and gym at Fox Oak. A remarkable feature is the unusually tall cupola, located at the heart of the residence, offering an exceptional internal and external perspective. For fitness enthusiasts, the gym is complete with a serene yoga and meditation room. Practicality meets elegance with a generously sized utility room, a cloakroom and a cinema room.



BASEMENT

The basement has three rooms, perfect for a wine tasting room, storage, games room.



FIRST & SECOND FLOOR

The first floor comprises four en-suite bedrooms including the principal wing, providing a serene escape, includes a private dressing room and a bathroom boasting a full walk in marble steam room, large enough for the whole family, spanning an impressive 1000 square feet. On top of this you also have a home office which could be bedroom number 5 on this level.

The second floor has two en-suite bedrooms and wonderful views of the three acres and 200 acres of the magical neighbouring ancient woodland.











OUTSIDE

There are four garages in one large building and above the garage area is a two bedroom annex which would be perfect for guests or staff.

The grounds equal close to 3 acres of a private and gated driveway for thirty vehicles, manicured gardens, mature trees including a beautiful cedar tree, helipad, lawn tennis court, al fresco dining areas on the terrace plus access to a 200 acre woodland.

The majority of the garden is thoughtfully landscaped, featuring lush lawns, box hedges, rhododendrons, holm oaks, yews, and an assortment of mature pines, cedars, and beech trees, some of which date back to approximately 1880. A grass tennis court awaits outdoor enthusiasts.

Accessed from the kitchen, a raised sun terrace is adorned with brick balustrades, and its historic 'saddle stones' offer a glimpse into the past, where hunters once rested. Adjacent to the kitchen, the loggia showcases a tiled floor and pillars, creating a delightful outdoor setting.

Fox Oak's helipad is regularly employed and acknowledged by Heathrow traffic control. A designated external entertaining area features the charming thatched summer house. For families, a children's treehouse play area adds to the allure of this remarkable estate.







LOCATION

Walton-on-Thames is located in the county of Surrey, South East England, one mile west of the town of Esher, and 16 miles south-west of London.

The vibrant town of Walton-on-Thames sits beside the River Thames and has numerous shops, restaurants and leisure facilities, with a Waitrose only four minutes away.

The Heart is an exciting retail and residential complex, which combines top high street fashion with delicious, alfresco dining. Pleasant riverside walks can be taken along the River Thames and Cowey Sale while the marina offers boat sales and river trips.

The area has several health clubs including St George's Hill Tennis Club, David Lloyd Brocklands and Bannatyne Health Club & Spa.

There are also the best golf courses nearby:

- Wisley Golf Club: 5.2 miles
- St George's Hill Golf Club: 1.7 miles
- Burhill Golf Club: 1.5 miles

Local Schools -

- Feltonfleet School: 1 mile
- Danesfield Manor School: 2.9 miles
- St George's Junior School: 2.7 miles
- Parkside School: 4 miles
- Reed's School: 5.5 miles
- Wilson's School: 18.9 miles
- The Tiffin Girls School: 9.6 miles
- St Paul's Girls School: 19.3 miles
- King's College School: 14.2 miles

- St Paul's School: 16.3 miles

Transport

Rapid access to London and the coastal beaches of West Witterings via the A3.

Airports:

- Heathrow Airport: 9.2 miles
- Gatwick Airport: 25.7 miles
- Train Stations
- Walton on Thames Train Station: 2.3 miles
- Weybridge Train Station: 2.5 miles
- Cobham Train Station: 3.8 miles



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GENERAL INFORMATION

SERVICES

Mains gas, electricity and water

TENURE

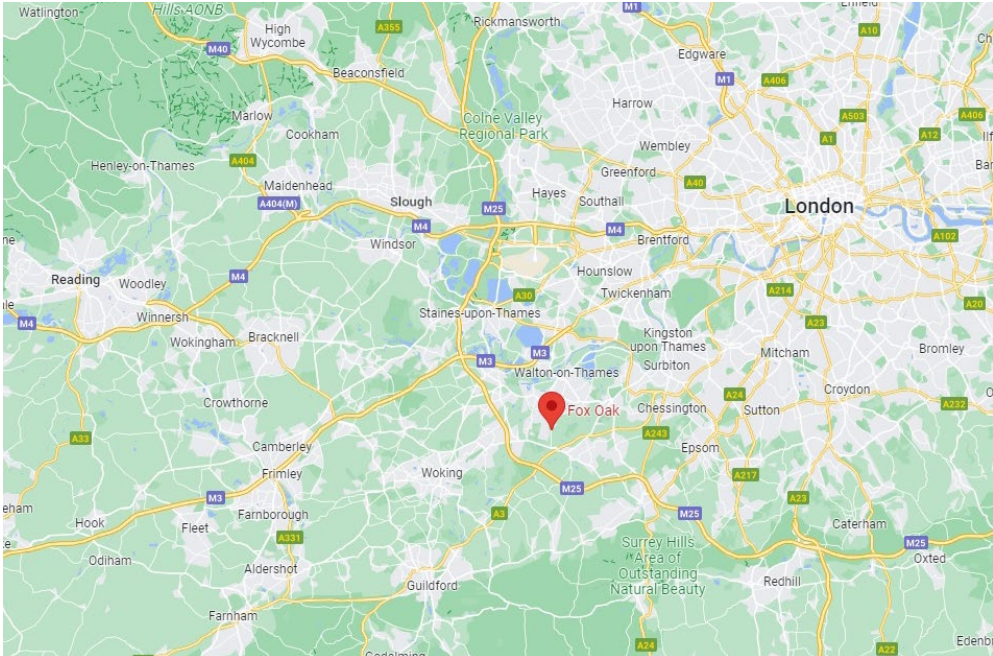
Freehold

LOCAL AUTHORITY & TAX BAND

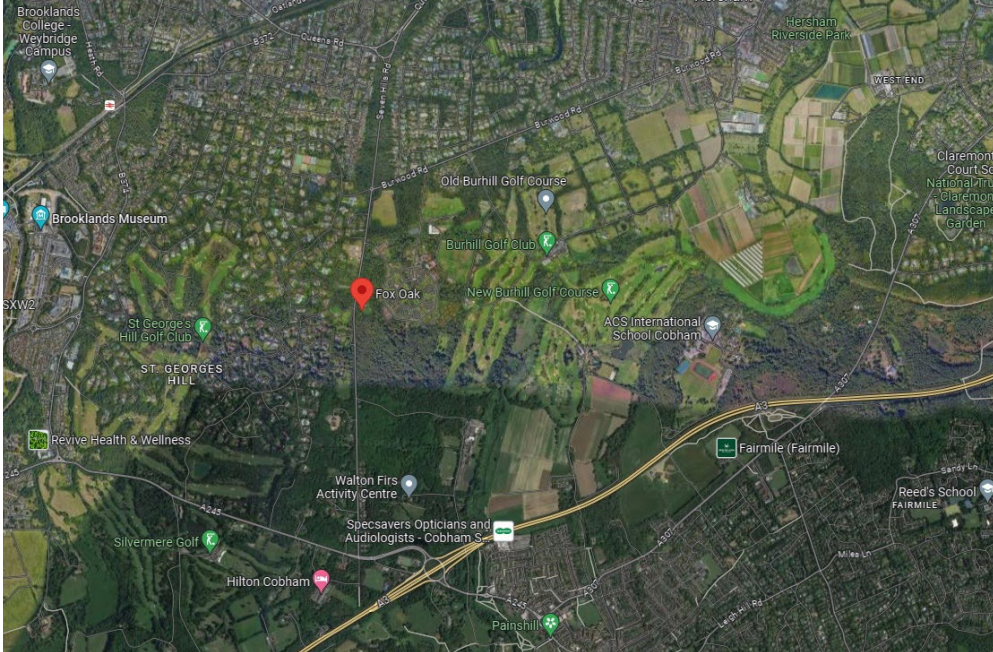
Elmbridge Borough Council, Council Tax Band: H

VIEWING ARRANGEMENTS

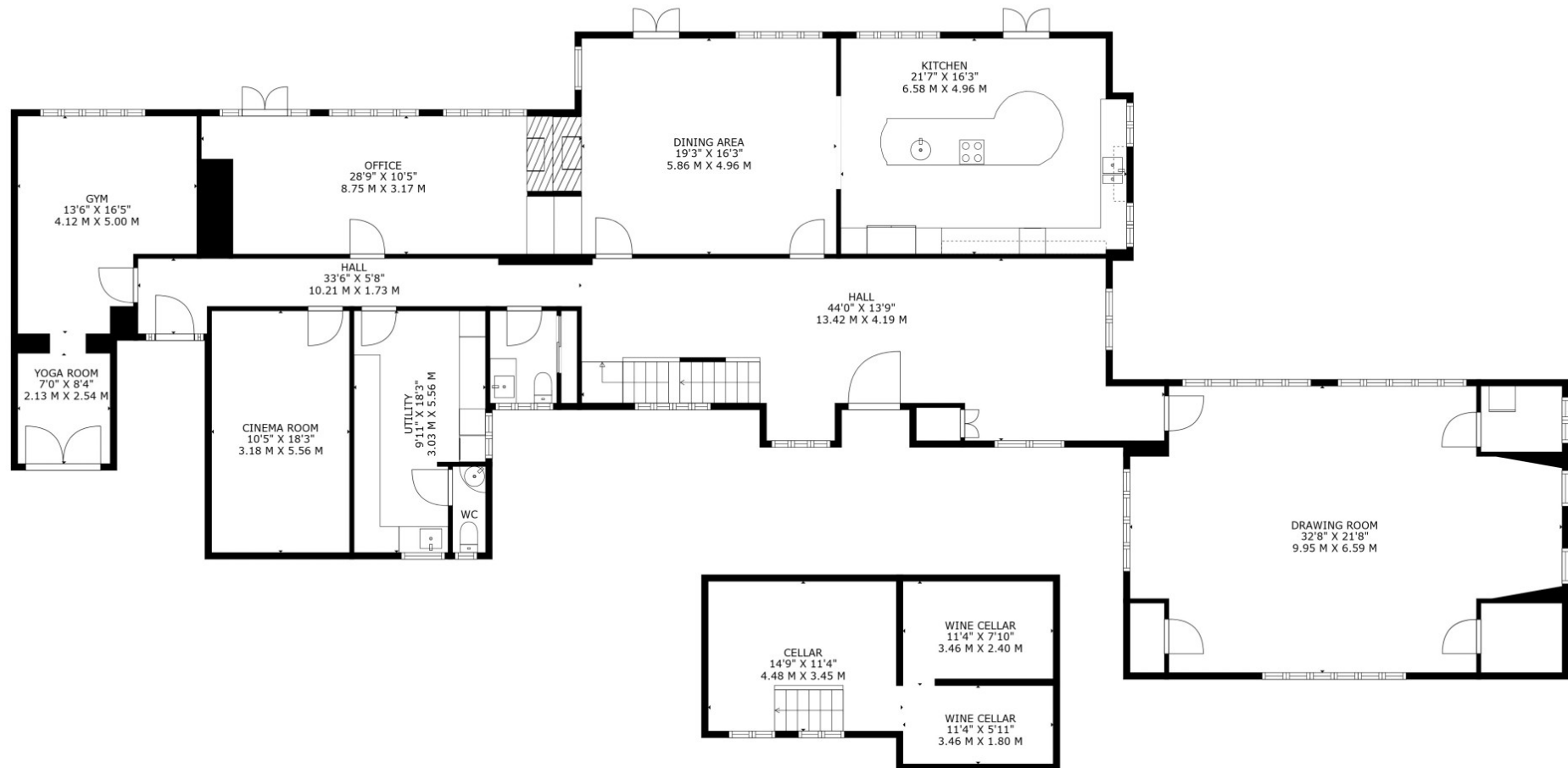
Strictly via the vendors sole agents Luxury Property Partners with Damion Merry.



Score	Energy rating	Current	Potential
92+	A		
81-91	B		81 B
69-80	C	71 C	
55-68	D		
39-54	E		
21-38	F		
1-20	G		



GROUND FLOOR



GROSS INTERNAL AREA : 7022 sq ft, 652 m²

ADDITIONAL AREAS TOTAL: 1377 sq ft, 129 m²

OVERALL TOTALS: 8399 sq ft, 781 m²



FIRST FLOOR



GROSS INTERNAL AREA : 7022 sq ft, 652 m2

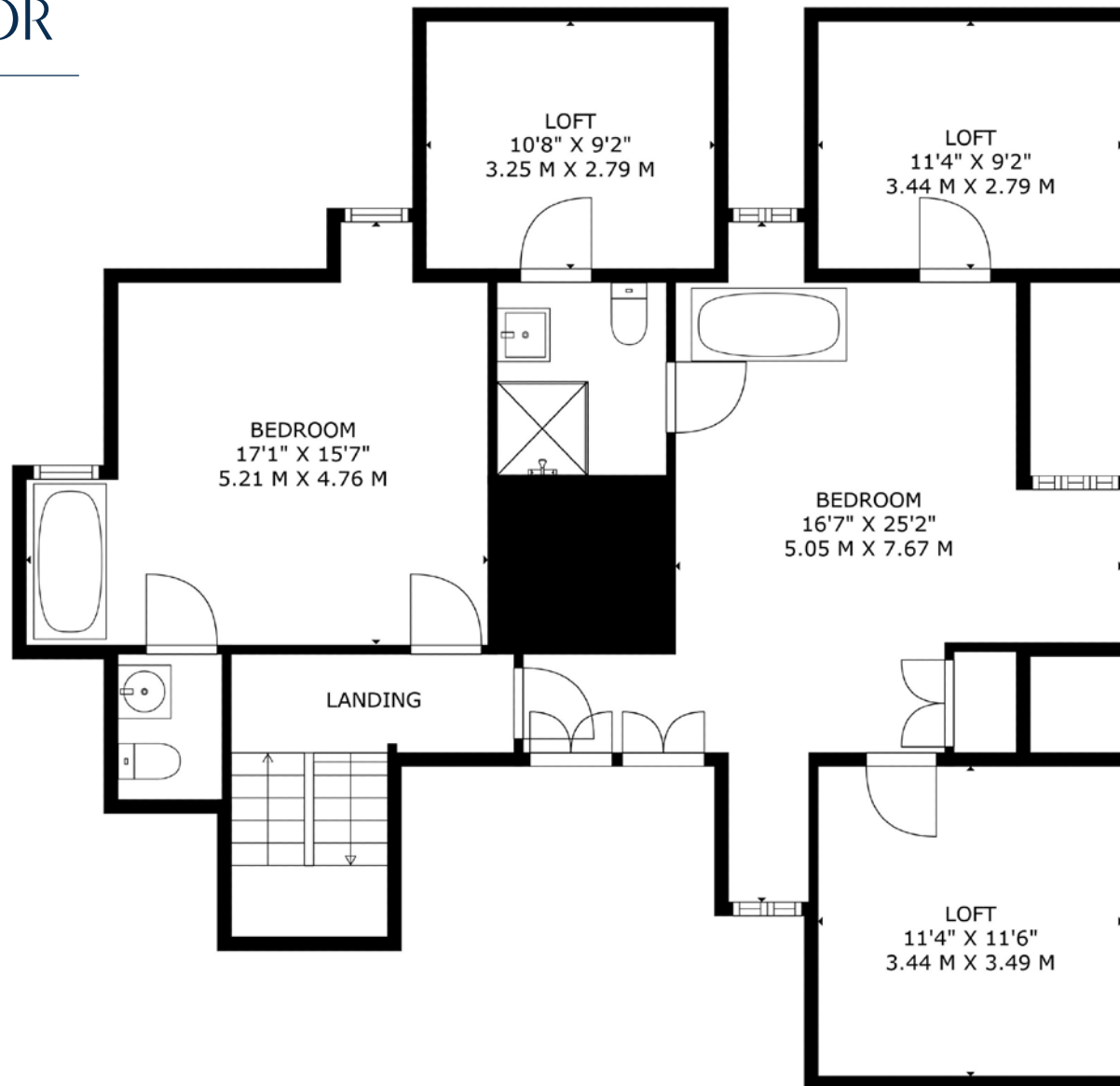
ADDITIONAL AREAS TOTAL: 1377 sq ft, 129 m2

OVERALL TOTALS: 8399 sq ft, 781 m2

Sizes And Dimensions Are Approximate, Actual May Vary.



SECOND FLOOR



GROSS INTERNAL AREA : 7022 sq ft, 652 m2

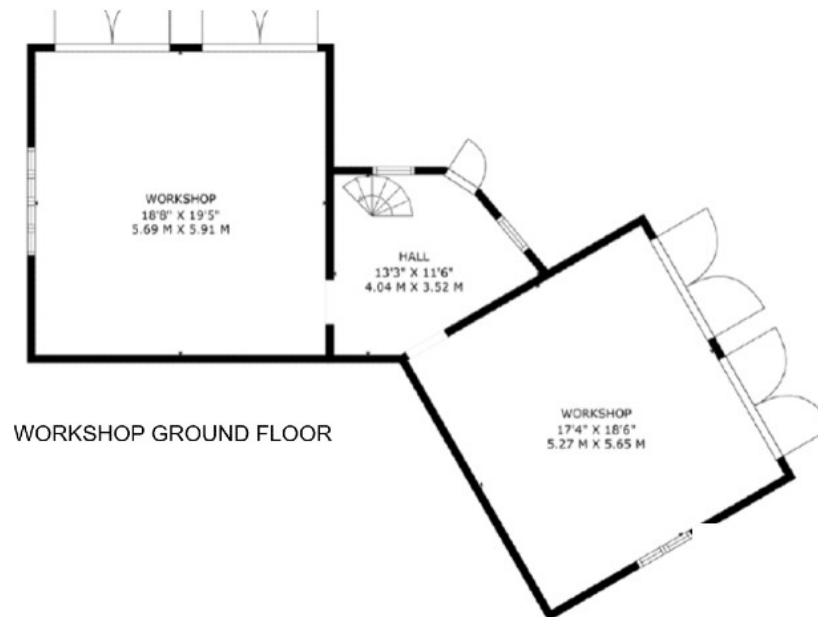
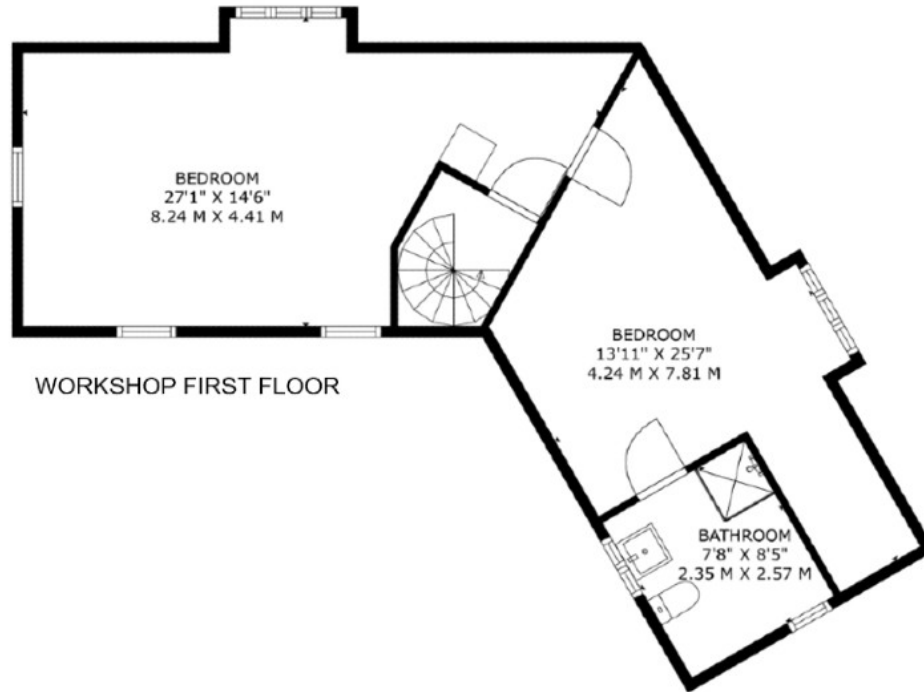
ADDITIONAL AREAS TOTAL: 1377 sq ft, 129 m2

OVERALL TOTALS: 8399 sq ft, 781 m2

Sizes And Dimensions Are Approximate, Actual May Vary.



WORKSHOP



GROSS INTERNAL AREA: 7022 sq ft, 652 m²
ADDITIONAL AREAS TOTAL: 1377 sq ft, 129 m²
OVERALL TOTALS: 8399 sq ft, 781 m²



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Important Notice

All measurements are approximate and quoted in metric with imperial equivalents 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 and 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.

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