



# THE CHASE

Oxshott, Surrey, KT22



# SIX BEDROOM DETACHED HOME FOR SALE IN THE PRIVATE KNOTT PARK ESTATE, OXSHOTT

Built in 2007 by Chartridge Developments Ltd, High Trees is a substantial six-bedroom family home, extending to approximately 7,500 sq ft and arranged over two floors, offering generous living spaces and well-proportioned bedrooms throughout.



Local Authority: Elmbridge Borough Council

Council Tax band: H

Tenure: Freehold



## DESCRIPTION

A covered porch leads into a large galleried reception hall. The layout includes a drawing room, lounge, dining room, study and a games room. The kitchen connects to a breakfast room and a spacious family room, creating an efficient day-to-day living area. There is also a utility room, gym and detached triple garage. All of the main reception rooms enjoy views over the patio and garden beyond where there is a large raised decking area.

The principal bedroom suite includes two dressing rooms, a large en-suite bathroom and access to a private balcony. There are five further bedrooms on this floor, three of which also feature en-suites. A family bathroom serves the remaining two bedrooms.

The property is set within mature, well-screened grounds, with large terraces and lawns providing excellent outdoor space. The driveway offers ample parking and access to the detached triple garage.











## LOCATION

The Chase is situated 1.2 miles from Oxshott train station which offers a fast and direct route to London Waterloo (journey times from 36 minutes). Road links are outstanding, with the A3 providing direct access to London, the M25, Gatwick and Heathrow airports.

There is a superb choice of outstanding schools in the area, including Danes Hill (approximately 5-minute walk from the property), ACS International School, Reeds School and St Johns, Leatherhead, which are all also close by.

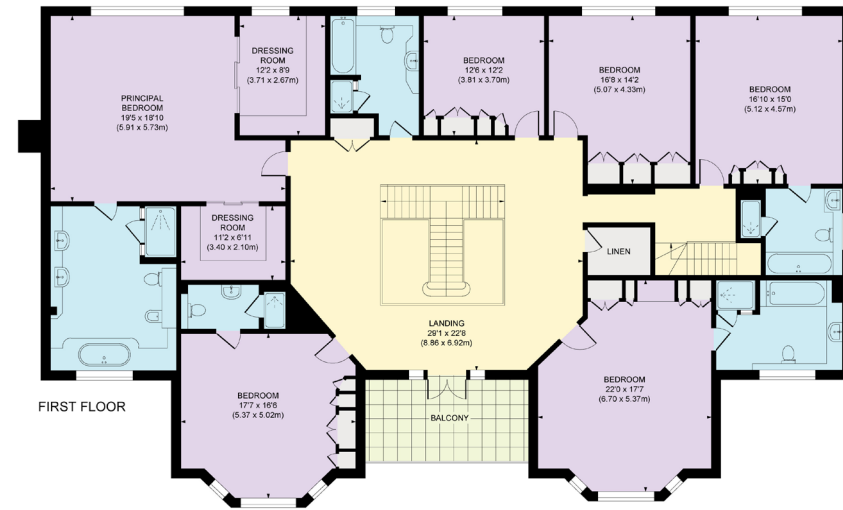
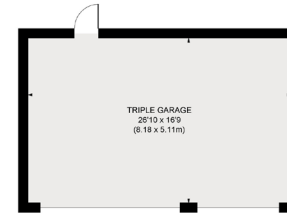
Sporting and recreational activities in this vicinity are exceptional, with golf at Beaverbrook, Queenwood, St George's Hill and The Wisley. There is racing at Sandown, Ascot, and Epsom Downs, polo at the Guards Polo Club in Windsor Great Park, and walking and riding on Oxshott Heath.

Oxshott village 0.6 miles, Cobham 3.6 miles, Esher 3.6 miles, M25 (J9) 2.7 miles, A3 1.8 miles, Central London 20.2 miles (All distances approximate).





**Approximate Gross Internal Area**  
 Ground Floor 3,719 sq. ft / 345.50 sq. m  
 First Floor 3,327 sq. ft / 309.05 sq. m  
 Garage 450 sq. ft / 41.80 sq. m  
 Total 7,496 sq. ft / 696.35 sq. m



This plan is for layout guidance only. Not drawn to scale unless stated. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making decisions reliant upon them.

Approximate Gross Internal Area = 696.35 sq m / 7,496 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)



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