

Knight Frank

ROWBOROUGH

Cookham, Maidenhead, Berkshire



A DISTINGUISHED LATE 19TH CENTURY COUNTRY HOUSE, METICULOUSLY RESTORED AND SURROUNDED BY BEAUTIFULLY LANDSCAPED GARDENS

Summary of accommodation

House

Ground Floor: Entrance hall | Boot room | Utility room | Sitting room | Study | Drawing room | Library | Kitchen/dining room | Pantry

First Floor: Principal bedroom with dressing room, en suite & balcony | Bedroom & en suite
Bedroom with dressing room & en suite | Two bedrooms | Family bathroom

Second Floor: Two en suite bedrooms | Two snugs | Plant room

Leisure Facilities

Sauna | Outdoor bath | Natural swimming pool

Outbuildings

Garage | Upstairs office | Additional office | WC

In all about 2.79 acres

Available as a whole

SITUATION

Occupying a private position on sought-after Terrys Lane, Rowborough lies close to the centre of Cookham, one of Berkshire's most desirable Thames-Side villages.

Cookham combines a strong village atmosphere with a wide selection of independent shops, cafés, restaurants and public houses. The surrounding countryside offers numerous opportunities for walking and riding, including routes around Winter Hill and along the Thames Path. Golf is available at Winter Hill, Temple, Harleyford and Henley, with tennis, rowing and equestrian facilities also found nearby. Nearby towns, Marlow and Maidenhead also provide a wider choice of shopping, leisure and dining amenities.

Cookham railway station offers services to Maidenhead, from where the Elizabeth Line and Great Western Railway provide onward connections to London Paddington, the West End, the City and Canary Wharf. Additionally, the M4, M40 and M25 are easily accessible, while Heathrow Airport is approximately 20 miles away.

The area is served by a range of schools in the area, including Holy Trinity CofE Primary School, Herries Preparatory School, St Piran's, Claires Court and Sir William Borlase's Grammar School. Further afield are Lambrook School, Highfield Preparatory School, Eton College, Reading Blue Coat School, Wellington College and Bradfield College, providing a broad choice of preparatory and senior education within the surrounding area.







ROWBOROUGH

Dating from 1894, Rowborough is a distinguished period house extending to approximately 6,866 sq. ft and set within around three acres of private, beautifully landscaped grounds. The property has undergone a comprehensive and sensitively managed programme of restoration and enhancement, creating an exceptional family home in which original architectural detail is complemented by fine craftsmanship, carefully considered interiors and modern technology.

Electric gates open onto the grounds and provide an impressive approach to the house. Internally, the accommodation has been arranged to offer formal entertaining space and comfortable, practical spaces for day-to-day family life. Contemporary systems have been discreetly incorporated throughout, ensuring that the house functions effortlessly without detracting from its historic character.







The entrance hall provides a suitably impressive introduction, revealing the quality of the materials, workmanship and decorative detailing found throughout the property. Beyond, the principal living spaces are arranged around an open-plan kitchen, dining and family room measuring more than 30 feet in length.

The bespoke Plain English kitchen is centred around a remarkable La Cornue range cooker and incorporates three integrated refrigerators, a wine fridge and three dishwashers. Each appliance is carefully concealed within beautifully made cabinetry, preserving the room's elegant and cohesive appearance. The floor provides a particularly distinctive feature, having been created using reclaimed materials sourced from twelve historic churches across England and laid by a specialist in English Heritage mosaic tiles, providing the room with a remarkable sense of history and provides a unique focal point at the heart of the house.

From here, the accommodation connects seamlessly with a collection of refined reception rooms, including an elegantly proportioned drawing room, a substantial sitting room, a library and a separate study.

















Throughout the restoration, considerable care has been taken to respect the architectural integrity of the original building. The majority of the original doors, windows, fireplaces and parquet floors have been carefully repaired and retained, preserving the established character of the house while allowing it to meet the requirements of contemporary family life.

Arranged over three floors, Rowborough provides extensive accommodation thoughtfully configured for family life and entertaining. The first floor is centred on an impressive principal suite, complete with a dressing room, bathroom and private balcony enjoying views across the landscaped gardens. The additional bedrooms are equally well considered, offering excellent proportions and a refined standard of finish. Further bedroom accommodation occupies the second floor, alongside a charming children's snug and a range of useful ancillary rooms.

Hidden throughout the house are several imaginative, bespoke features that add both practicality and charm. These include a secret playroom, a communications room concealed behind the sitting room, and a drop-down cinema screen, all expertly integrated into the fabric of the home. At cellar level, a comprehensive renovation has created an impressive wine store.

The interiors have been designed with exceptional care, bringing together work from some of the most respected names in British design. Lighting by Porta Romana, Pinch, Howe London, Rose Uniacke and Hector Finch features throughout, complemented by Edward Bulmer natural paints and luxurious fabrics from leading designers. Bespoke bathrooms, handcrafted cabinetry and natural-fibre carpets continue the emphasis on craftsmanship, texture and enduring quality.

Contemporary technology has been introduced with the same attention to detail. A comprehensive Lutron lighting system is complemented by integrated Sonos audio, extensive CCTV coverage and an alarm system, while underfloor heating extends throughout the ground floor. Each element has been discreetly incorporated to deliver modern comfort and convenience while preserving the integrity of the original house.



Approximate Gross Internal Area = 576.7 sq m / 6207 sq ft
Garage = 30.2 sq m / 325 sq ft
Outbuildings = 31.0 sq m / 334 sq ft
Total = 637.9 sq m / 6866 sq ft (Including Basement / Eaves / Excluding Void)

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.











The detached garage complex adds considerable flexibility to the property, providing extensive garaging with an excellent office suite on the first floor. Entirely separate from the main residence, the space is ideally arranged for working from home and would also lend itself to consulting, studio use or a variety of creative pursuits.

Complementing the principal accommodation is a detached octagonal office situated to the southern side of the house, enjoying views across the garden while providing a secluded and versatile workspace.

Rowborough represents a rare combination of period architecture, carefully selected natural materials, bespoke craftsmanship and sensitively integrated technology. The precision and consideration evident throughout have created a family home of exceptional substance, elegance and individuality.





GARDENS AND LAND

The landscaped gardens and grounds provide a beautiful private outdoor space. Designed by award-winning landscape designer Patrick Clark, winner of the Gold Medal at Chelsea Flower Show 2026, and expertly delivered by Yoreland, recipients of the Chelsea Flower Show Best Construction Team Award 2024, the landscape combines mature planting, broad lawns and sheltered areas created for both outdoor entertaining and peaceful relaxation.

Careful consideration has been given to the relationship between the house and its surroundings, with the gardens providing attractive outlooks and a richly varied setting throughout the seasons. The balance of open lawn established planting and more intimate spaces gives the grounds a strong sense of privacy while allowing the architecture and landscape to sit comfortably together.











At the heart of the gardens is a striking natural swimming pond, whose freshwater and naturalistic design allow it to blend effortlessly into the wider landscape. A dedicated wellness retreat further enhances the outdoor amenities. Complete with a sauna, cold-plunge bath and shower facilities, it creates a private, spa-like environment for relaxation and wellbeing within the seclusion of the gardens.

Together, the gardens and grounds offer an outstanding environment for outdoor living, bringing award-winning landscape design, leisure and wellness facilities together in a setting of considerable privacy and tranquillity.

PROPERTY INFORMATION

Postcode: SL6 9RT

What3words: /// adjusting.second.coconuts

Public Rights of Way: The property is sold subject to and with the benefit of all such rights of way and easements. There is a public footpath running within the paddock adjoining the garden to the house.

Tenure: Freehold

EPC
Main House: D
Annexe: E

Local Authority: Royal Borough of Windsor and Maidenhead: 01628 683800

Council Tax Band: G

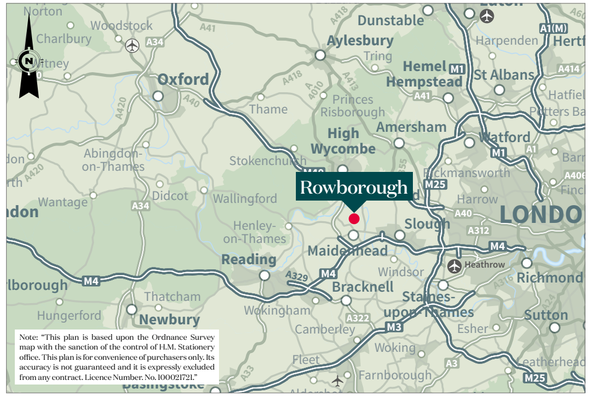
Services: We are advised by the clients that the property is served by the following:

Electricity - Mains
Heating - Gas
Water - Mains
Gas - Mains
Private drainage - Mains
Fibre broadband – Yes

Fixtures & fittings: Those items mentioned in these sale particulars are included in the freehold sale. All other fixtures, fittings, garden ornaments and furnishings are expressly excluded. Certain such items may be available by separate negotiation.









William Furniss
01494 689261
william.furniss@knightfrank.com

James Crawford
020 7861 1065
james.crawford@knightfrank.com

Edward Welton
020 7861 1114
edward.welton@knightfrank.com

Knight Frank Buckinghamshire & Hertfordshire
St Mary's Court
Buckinghamshire HP7 0UT

Knight Frank National Country Department
55 Baker Street, London
W1U 8AN

knightfrank.co.uk

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