



Linwood The Ridges, Finchampstead
Wokingham

McCarthy
Holden 

In Excess of £2,500,000



Linwood The Ridges

Finchampstead, Wokingham

A fine home with breathtaking interior features, first built during the 1930's with Art Deco influences, in grounds of around 1.5 acres. The property has since benefitted from significant enhancements and enlargement.

Council Tax band: H

Tenure: Freehold

EPC Energy Efficiency Rating: D

EPC Environmental Impact Rating:

- High Specification Internal Finishes
- Heated Outdoor Swimming Pool
- 300m long Private Access Pathway to Simons Wood
- Generous Gravel Driveway and Parking
- Large Detached Garage Block
- No Chain Complications









A fine home with many breath-taking interior features, first built during the 1930's with Art Deco influences of the period and more recently the property has benefitted from significant enhancements and vast enlargement by the present owner. The property is situated in grounds of around 1.5 acres with the benefit of an outdoor heated swimming pool and is located in a most sought after Berkshire location known as The Ridges, nearby to internationally renowned Wellington College.

This significant property is build over two floors and has been enhanced with meticulous attention to detail, providing almost 6,500 sq. ft. of stunning space(almost 7,400 sq. ft. including garage and outbuildings).

Of particular note is the vast kitchen, exquisite in every detail and designed by Kitchen Connection of Ascot. Features include a fine array of Miele appliances, including 2 dish washers, 2 ovens, a Microwave, Steam oven, 2 plate warmers slow cookers, Integrated fridge freezer, Large 6 zone induction hob and Quooker constant hot water. There are many acres of National Trust land on the doorstep of this property, providing access to wonderful woodland walks, yet this location benefits from ease of access to London, Heathrow and the M3 / M4 motorways, and of course towns such as Wokingham, Reading, Bracknell and Basingstoke.

SPECIAL NOTE: The property benefits from it's own direct pedestrian access to the National Trust owned land Simon's Wood, by way of a private woodland path extending to some 300m. which provides access to many additional woodland walks to enjoy. The picturesque market town of Wokingham is just four miles away; a town which consistently ranks highly in the 'top 10 best places to live within the UK' league tables. Its centre, rich in period charm, offers an excellent range of shops and restaurants.

Grounds

There is a sweeping driveway leading to the front of the house and continuing to the side where there is a triple garage. In October 2019 planning permission was granted for an extension to the garage complex, which would provide a perfect extensive 'home office' this could be re-instated if required. The grounds to the rear of the property feature a heated swimming pool, terraced and garden areas with lawns flanked by trees and shrubs. There is the additional benefit of a private woodland path which links the rear garden to the National Trust owned land Simon's Wood.











Linwood, The Ridges, Finchampstead, Wokingham, RG40

Approximate Area = 6525 sq ft / 606.1 sq m

Garage = 710 sq ft / 66 sq m

Outbuilding = 132 sq ft / 12.2 sq m

Total = 7367 sq ft / 684.3 sq m

For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © n/checom 2022. Produced for McCarthy Holden. REF: 904926

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