



BURGHLEY ROAD

Wimbledon, SW19



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Seven bedroom detached modern Wimbledon Home for sale with an indoor pool, gated driveway and village access.



Local Authority: London Borough of Merton

Council Tax band: H

Tenure: Freehold

Guide Price: £7,000,000

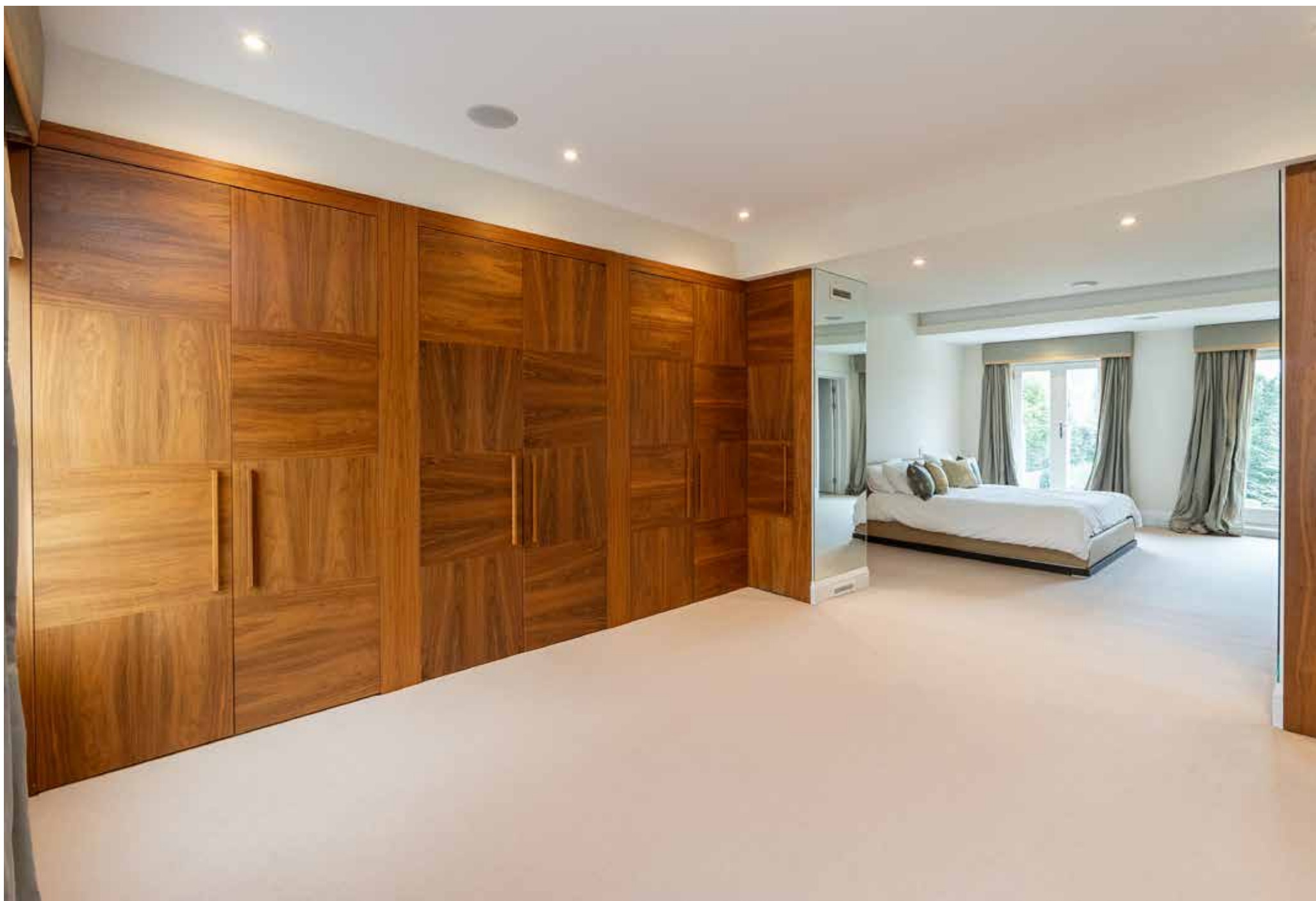


ABOUT THE PROPERTY

Quietly positioned in a highly regarded residential setting, this beautifully appointed modern family house offers a rare combination of privacy, architectural presence and exceptional leisure amenities, all within easy reach of Wimbledon Village and Wimbledon Common. Screened from the road behind electric gates and a generous driveway, the house enjoys a sense of calm seclusion while remaining remarkably convenient. An elegant central reception hall creates a striking first impression, defined by an impressive staircase and galleried landing that sets the tone for the well-balanced accommodation beyond. Arranged around this focal point, the living spaces flow naturally, offering an ideal blend of family comfort and refined entertaining. To the rear, a superb full-width kitchen entertaining area forms the heart of the home. Beautifully zoned within an impressive open-plan setting, it enjoys direct views over the terrace and garden, with seamless connection to the outside creating a wonderful alfresco extension to everyday living. A separate pantry adds practicality, while a well-designed boot room with its own entrance is perfectly suited to busy family life.











Leisure facilities elevate the home further. A fabulous indoor swimming pool complex, complete with shower and WC facilities, can be accessed directly from the kitchen via a secure internal staircase or independently from the garden. Skylights set within the terrace above, together with a striking glass-box rear extension, flood the space with natural light, while a safety cover ensures peace of mind. Spread across the upper floors and arranged around the galleried landing are seven well-proportioned, bright and airy bedrooms. The accommodation is anchored by a beautifully scaled, double-length principal suite, featuring a fitted dressing room to the front and a generous en-suite bathroom with separate shower overlooking the garden. Five additional bathrooms serve the remainder of the property. Several of the bedrooms are currently arranged as work-from-home spaces or a teenagers' sitting room or games room, offering excellent flexibility for modern family living. The rear garden extends to in excess of 110 feet and has been thoughtfully landscaped to create a series of terraces, complemented by sun blinds and wind breaks for year-round enjoyment. A further area to the side offers excellent space for table tennis or similar activities. To the front, a detached garage building provides parking for three cars, extensive storage and potential to create annexe accommodation, subject to the necessary consents. A classically styled modern home of quality and distinction, offering exceptional space, light and lifestyle amenities in a quietly secluded setting, moments from the Village and the Common.

Please note, some imagery is CGI.







Approximate Gross Internal Area = 643.21 sq m / 6923 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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