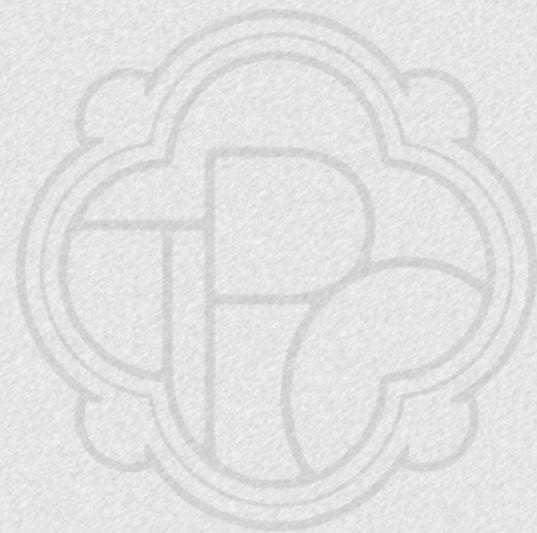


# HAVANA HOUSE

## BURWOOD PARK



HAVANA HOUSE  
BURWOOD PARK



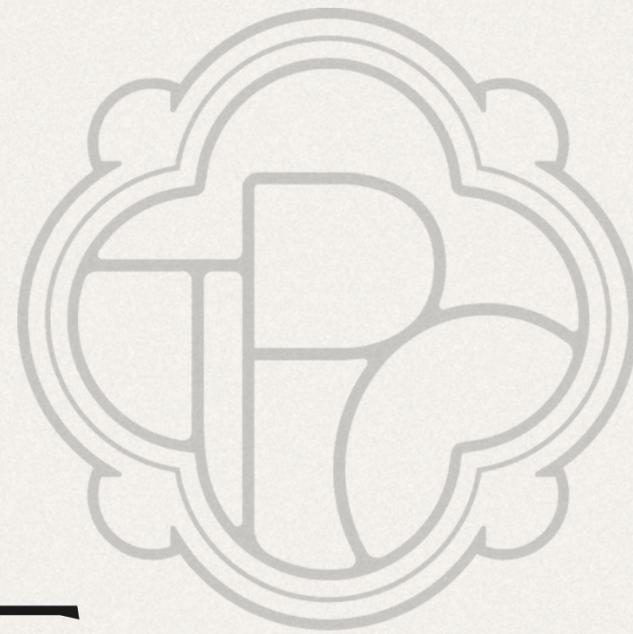
£5,300,000

BURWOOD PARK



CRANLEY ROAD, BURWOOD PARK

# WELCOME HOME



Havana House was designed and built by Park Lane Developments in 2014 for our clients with interiors by Surrey design house, Lucy Swallow Interiors. The styling and finishes complement the contemporary yet traditional design and layout.

Situated in a prominent position within the prestigious and private gated Burwood Park estate, this 6 bedroom, 7 bathroom property has been meticulously maintained by the owners with highly considered family and entertaining space.

Guide Price- £5,300,000



THE PRIVATE OFFICE

THE PRIVATE OFFICE : REAL ESTATE

THE PRIVATE OFFICE

THE PRIVATE OFFICE : REAL ESTATE





## ACCOMMODATION

The property offers six spacious bedrooms and seven versatile reception rooms, including a formal drawing room, TV room, games room, family room, and a dedicated study—ideal for modern family life and entertaining.

The kitchen provides two dishwashers, fridges, freezers, wine coolers and the utility room two washing machines and tumble dryers.

A grand, sweeping central staircase makes an immediate impression in the entrance hall, complemented by a thoughtful combination of ceramic and hardwood flooring on the ground floor, and plush carpeting throughout the upper levels.

The gated property is air-conditioned on the second floor and in the principal bedrooms. Sonos has been installed in all key ground floor rooms, and within the loggia and swimming pool area.







## GARDENS

To the rear of the home, beautifully landscaped gardens fully integrated with an extensive irrigation system surround a stunning outdoor swimming pool, creating a private oasis perfect for summer entertaining.

Additional features include a gated driveway, integral double garage, and a striking white stucco façade, enhancing the home's curb appeal and refined exterior finish.

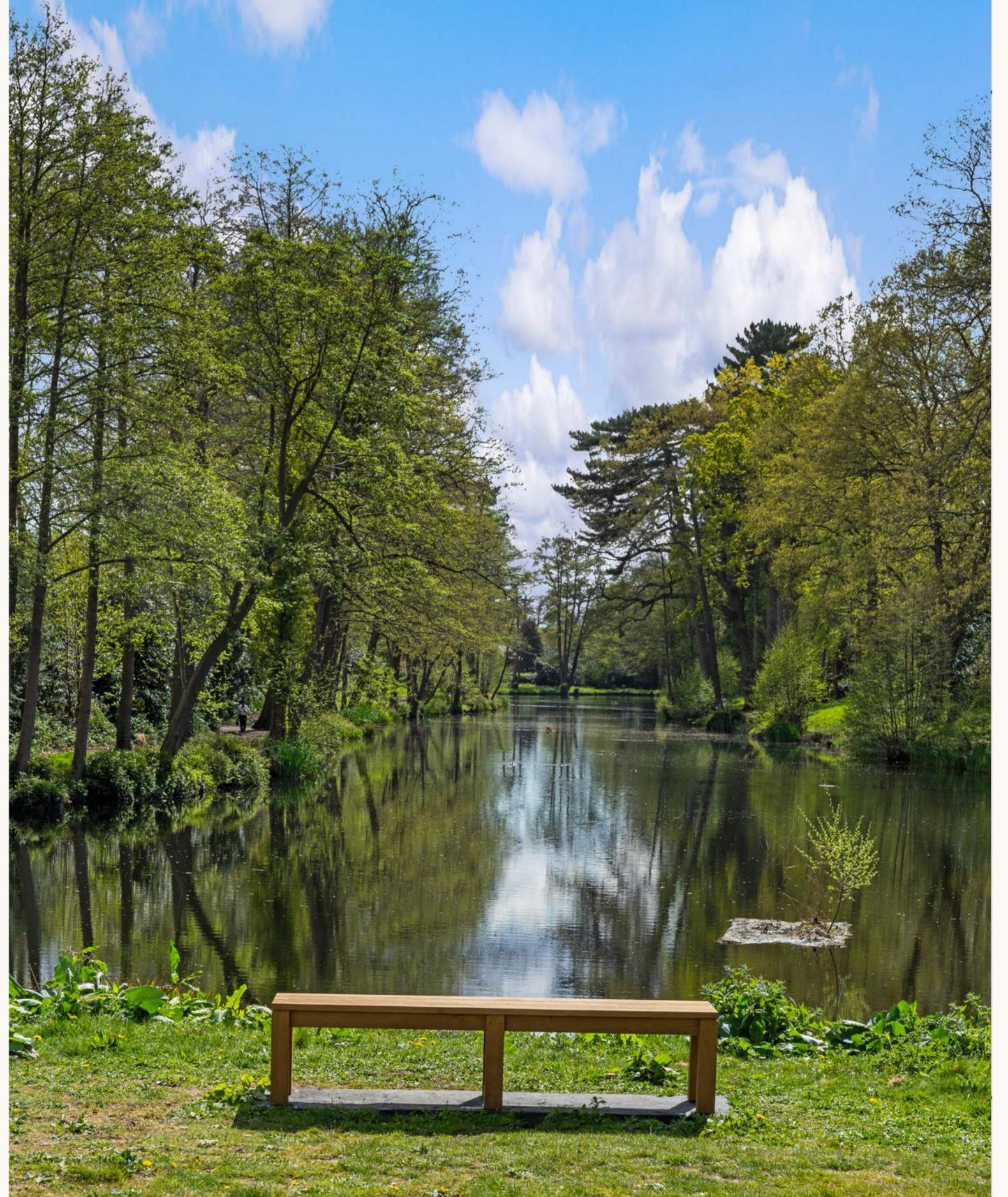
# LOCATION

Set within the prestigious and securely gated Burwood Park estate in North Surrey, Havana House enjoys a tranquil, tree-lined setting steeped in history. Originally an ancient deer park, Burwood Park offers a peaceful, private environment just moments from the amenities of Walton-on-Thames and Weybridge.

Both town centres are almost equidistant, providing a wide selection of high-end shops, restaurants, cafés, and traditional pubs. The estate is also closely linked to Burhill Golf Club, one of the region's most distinguished courses.

Families are particularly drawn to the area for its outstanding selection of local state and independent schools, including St George's College, Notre Dame, Feltonfleet, Reed's School, and the American Community School.

Commuters benefit from excellent transport links, with Walton-on-Thames railway station just a mile away, offering direct services to London Waterloo in as little as 27 minutes



**Havana House, 2 Cranley Road, Hersham, Walton-on-Thames KT12 5BP**

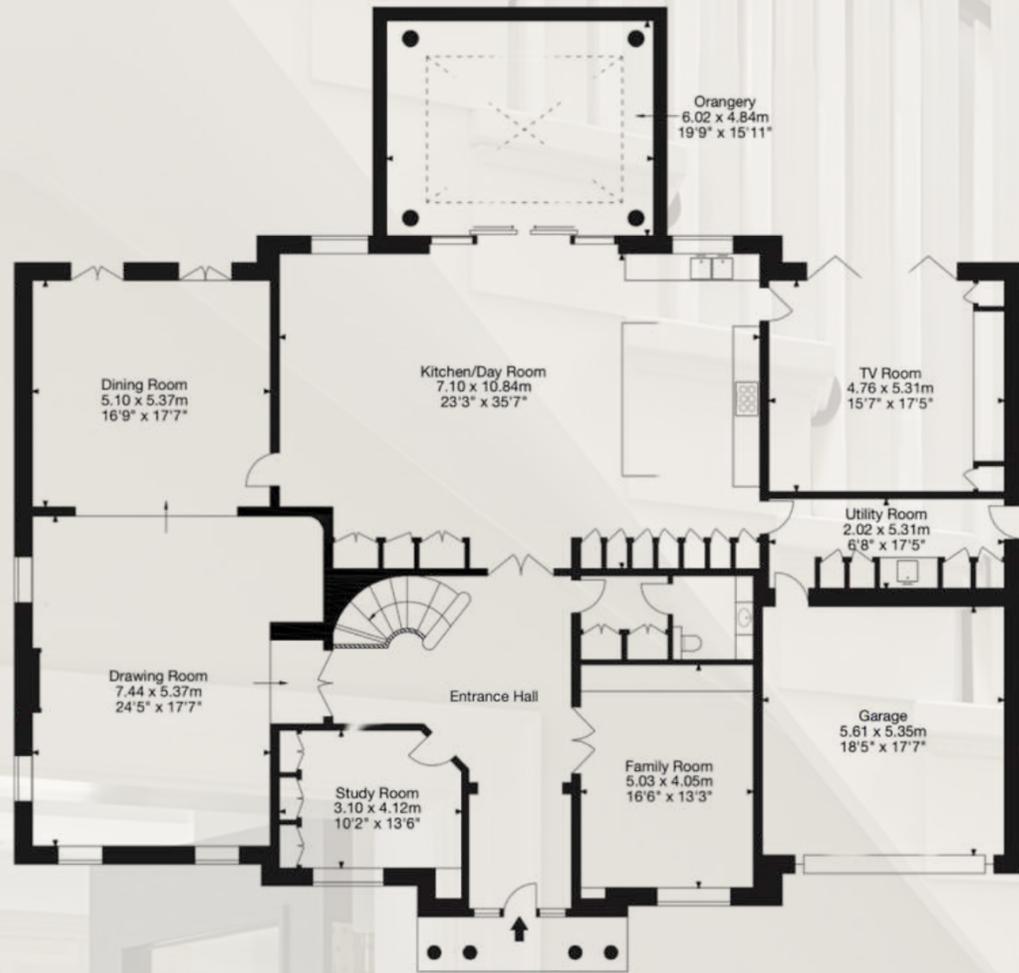
**Gross Internal Area (Approx.)**

**Excluding Eaves**

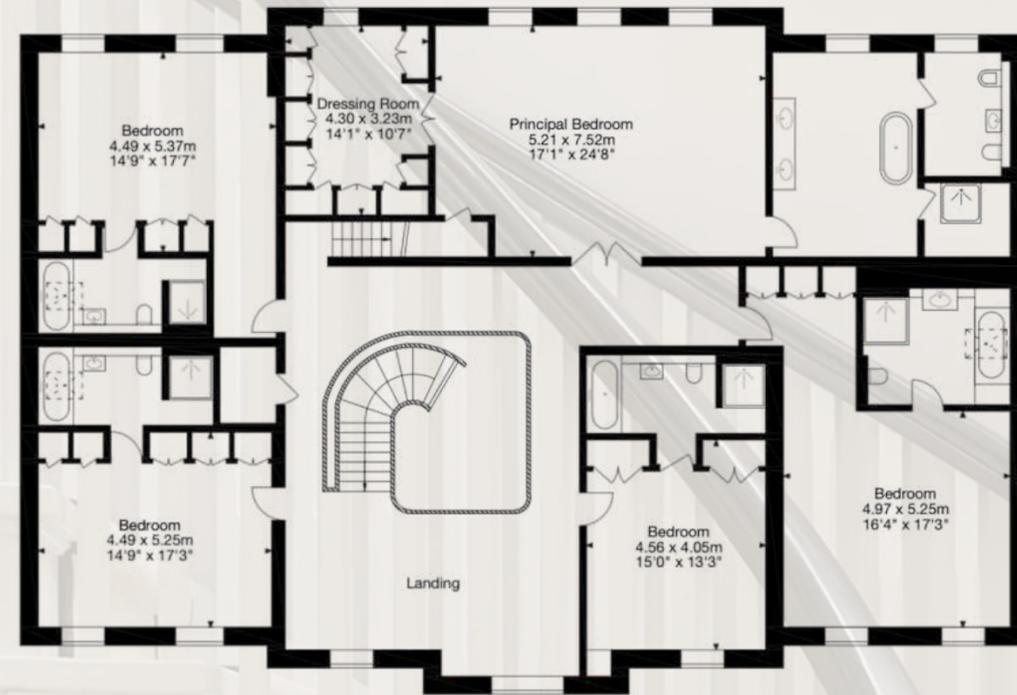
**Main House** = 675 sq m / 7,265 sq ft

**Garage** = 30 sq m / 322 sq ft

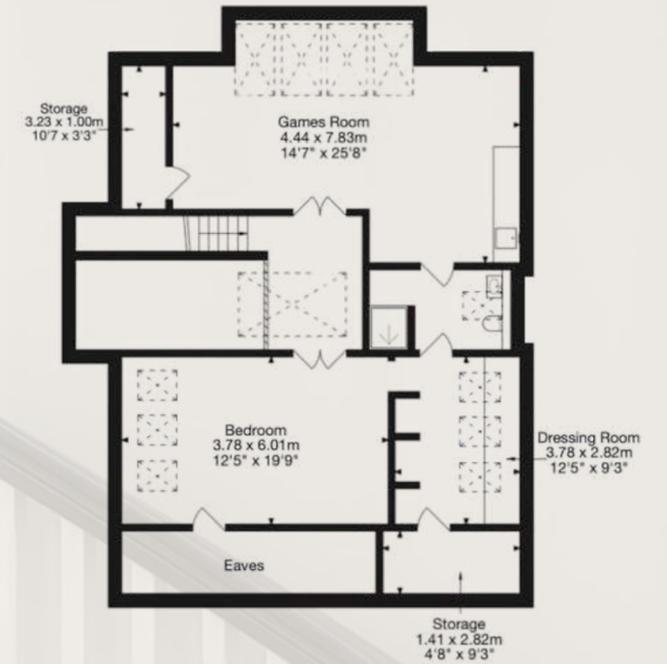
**Total Area** = 705 sq m / 7,587 sq ft



Ground Floor



First Floor



Second Floor





THE PRIVATE OFFICE : REAL ESTATE

# THE PRIVATE OFFICE REAL ESTATE

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