



Ranmore Common, Dorking

£4,750,000





Set within the heart of the Surrey Hills Area of Outstanding Natural Beauty, Osborne Plantation is an exceptional 80-acre private estate offering rare seclusion, natural beauty and remarkable potential. Perfectly positioned on Ranmore Common, the property is enveloped by protected National Trust land, creating a sanctuary where walking, cycling and riding can begin directly from your doorstep without crossing a single road.





A sweeping kilometre-long drive through ancient yew woodland sets the tone for this extraordinary home. At its centre lie four paddocks with stabling, immaculately landscaped gardens and a charming two-bedroom annexe. Planning permission further enhances the estate's appeal, allowing for a four-bay garage with accommodation or leisure space above, plus two substantial woodland barns accessed via a proposed second driveway to the A246.

Designed for both grand entertaining and relaxed family living, the main house is defined by a dramatic double-height kitchen and family room, lined in handmade red brick and flooded with natural light. An acoustic glass entrance leads to the principal sitting room, where a wood-burning stove forms a warm and inviting focal point.

The ground floor offers three beautifully appointed bedrooms and a luxurious family bathroom centred around a statement copper bath. A generous fourth bedroom suite, also featuring copper fittings and woodland views, provides additional privacy and comfort.

Upstairs, a glass-panelled galleried landing leads to the principal suite — a serene retreat with dormer windows overlooking the estate. A soundproof glass partition separates the elegant bathroom from the restful bedroom, combining contemporary design with tranquil refinement.

Complementing the main residence is an attractive oak-clad two-bedroom cottage, ideal for guests, extended family or staff.

Despite its profound privacy, Osborne Plantation enjoys excellent connectivity, with easy access to the A3 and M25, Heathrow and Gatwick airports, and the amenities of Dorking, Guildford and surrounding villages. Highly regarded schools are also within convenient reach.

Offering space, freedom and significant development potential, Osborne Plantation presents a rare opportunity to create a truly bespoke country estate in one of Surrey's most enchanting and private settings.

Need to know

- Approximately 80 Acres of pure privacy in the Surrey Hills AONB, surrounded by National Trust land.
- Ride, walk, roam free with direct access to bridle paths.
- Showstopping house with dramatic double-height kitchen, copper baths and a stunning principal suite with panoramic views.
- Oak-clad two-bedroom guest cottage; perfect for guests, family or staff.
- Planning approved for a 4-bay garage with living space above and two woodland barns with private access.
- Four paddocks, stables and ride-out access straight from your door.
- Luxury in every detail from handmade brickwork to soapstone wood burner, acoustic glass to indulgent spa-like bathrooms.
- Secluded yet connected with a one-kilometre private drive, close to Dorking, Guildford, the A3, M25 and top schools.



Interested?

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