



8 RICHMOND WOOD  
SUNNINGDALE

**BUCKINGHAMS**



# 8 Richmond Wood

Sunningdale • Berkshire • SL5 0JG

£2,450,000 Freehold

An intelligently extended home providing exceptional, beautifully presented living and entertaining space & enjoying a mature plot of over half an acre in a highly sought after location.



- TRULY EXCELLENT FAMILY HOME
- HIGHLY IMPRESSIVE LIVING SPACE
- MATURE PLOT MEASURING 0.55 ACRES
- CLOSE TO VILLAGE CENTRE & RAIL STATION
- 5 DOUBLE BEDROOMS, 5 BATH/SHOWER ROOMS
- BEAUTIFULLY APPOINTED THROUGHOUT
- SOUGHT AFTER, CONVENIENT LOCATION
- LONDON WATERLOO FROM 51 MINS

RECEPTION HALL • CLOAKROOM • IMPRESSIVE DRAWING ROOM • DINING ROOM • STUDY • FAMILY ROOM • KITCHEN/BREAKFAST ROOM • UTILITY ROOM • MASTER BEDROOM SUITE WITH DRESSING ROOM AND BATH & SHOWER ROOM • TWO FURTHER IMPRESSIVE BEDROOM SUITES • FOURTH DOUBLE BEDROOM WITH ADJACENT BATHROOM • GROUND FLOOR GUEST BEDROOM SUITE • DOUBLE WIDTH GARAGE & WORKSHOP PROVIDING PARKING FOR THREE CARS • SUPERB PRIVATE GARDENS



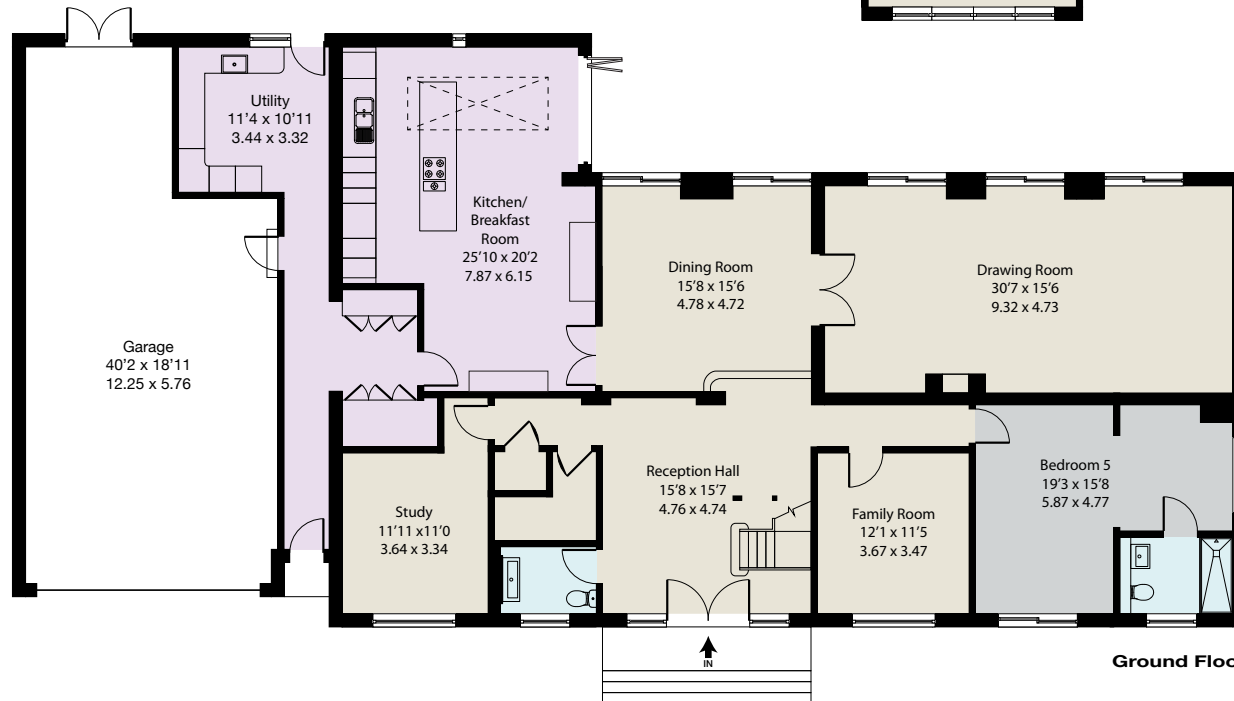
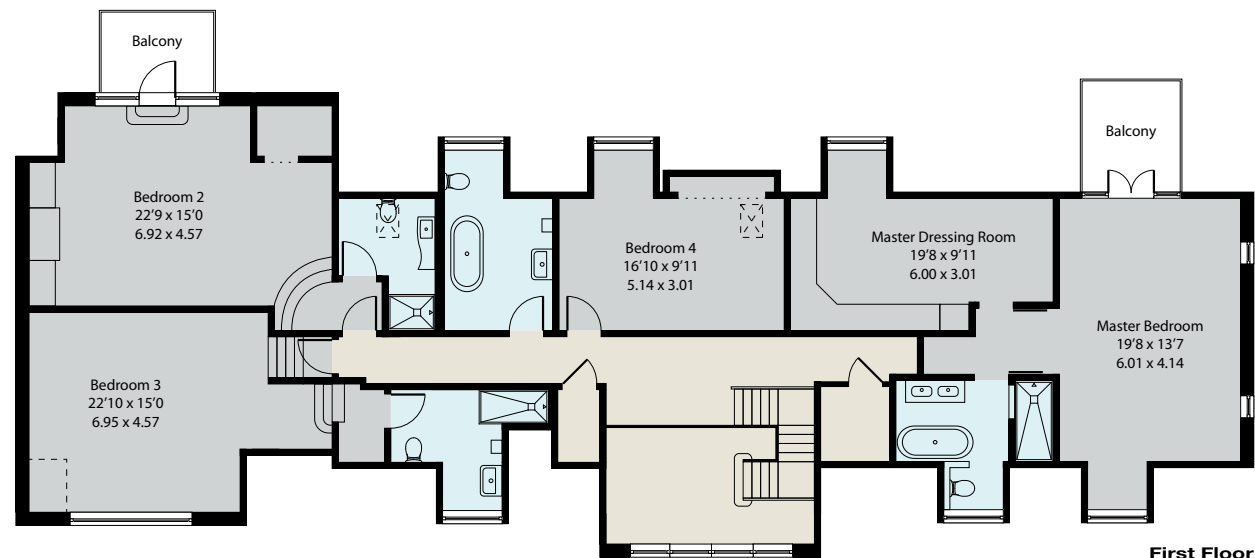
## Description

This property has been subject to extensive redevelopment by the current owners in recent years, the end result being a truly wonderful family home ideal for both modern living and entertaining alike; the split level ground floor space has created most impressive Drawing & Dining Rooms, the extra volume provided by the increased ceiling heights give a real feeling of grandeur and the interior design & quality of finish throughout is superb. Externally there is a lovely walled entertaining patio area and mature gardens, with a large Summerhouse tucked away into a far corner which would be perfect for a quiet retreat/home office/gym. This is an absolute one off which just has to be viewed.

## Directions

From Sunningdale Rail Station turn left onto the A30 London Road, proceed over the level crossing and after the traffic lights take the right hand turn into Chobham Road. After passing the village shops continue along the road and over the bridge, then take the second right turning into Richmond Wood. Number 8 will be found on the right hand side.

Approximate Gross Internal Floor Area :  
 Ground Floor 302.94 sq m / 3261 sq ft  
 First Floor 185.71 sq m / 1999 sq ft  
**Total 488.65 sq m / 5260 sq ft**



EPC: C69.

**Important Notice**

These particulars and measurements are believed to be correct but their accuracy is not guaranteed by the Vendor or Vendor's Agents and they do not constitute any part of a contract. It is not our Company Policy to test services and domestic appliances so we cannot verify that they are in working order. The buyer is advised to obtain verification from their Solicitor or Surveyor.

Ref:8RB01070203 HPI ©2020 Not to Scale. Any Areas, measurements or distances given are maximum and approximate only, no decisions without checking should be made when reliant upon them.

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