

SWANDRIFT

Trout Rise • Loudwater • Rickmansworth • Herts • WD3 4JZ



savills

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Attractive family home backing the River
Chess on the gated Loudwater Estate

- Hall
- Reception Hall
- Cloakroom
- Drawing Room open to Conservatory
- Dining Room
- Study
- Family Room
- Play Room
- Kitchen/Breakfast Room
- Utility Room
- Laundry Room
- Master Bedroom Suite with Dressing Room and En suite shower room
- Guest Bedroom with en suite shower room
- Four further bedrooms
- Family Bathroom
- EPC Rating E

Outside

- Double Garage and driveway with parking for several cars
- Beautiful south plot circa half an acre

Situation

Swandrift is situated in a highly sought after location on the gated private Loudwater Estate and backs onto the River Chess. It is a picturesque setting for this lovely home. Rickmansworth is a busy commuter town combining an eclectic mix of the old and new plus an excellent selection of restaurants and public houses. The town offers a comprehensive shopping centre with the food halls of Marks & Spencer, Waitrose and Tesco, a range of sports and recreation facilities including tennis, rugby, cricket, golf courses, plus the Aquadrome with sailing, fishing and water skiing, a leisure centre, theatre and library. Rickmansworth Station provides a regular Metropolitan Line service to London, Baker Street and the Chiltern Turbo a fast main line service to Marylebone. Chorleywood has the picturesque Common and both Metropolitan\Chiltern railway service and the village centre has a good selection of shops too. The M25 can be accessed at Junctions 18 with links to the motorway network and major airports.

















Description

Idyllic setting backing onto the River Chess

Private gated estate

Lovely Triple aspect drawing room

Four further receptions rooms plus conservatory

Potential for ground floor annexe

Roof Terrace from the landing

Five bedrooms, two en suites and a family bathroom

Great entertaining space both inside and out

Parking for several cars

Swandrift is an impressive family home and is in a stunning setting backing onto the River Chess. The house offers versatile accommodation over two floors and has the potential to provide an annexe on the ground floor. The house opens into a generous reception hall with doors out to the terrace and there are steps down to the drawing room which is a lovely double aspect room and opens out into the conservatory. The dining room features a bay window and an arch through to the study. To the right of the reception hall is the family room which also features a bay window with doors to the playroom and laundry. The kitchen breakfast room is well-appointed with an excellent range of built in wall and floor units with integrated appliances.

The breakfast area overlooks the garden and has double doors to the terrace. A generous sized utility room is located off the kitchen too.

On the first floor there is a lovely master suite with a double bedroom, dressing room and en suite bathroom. The guest bedroom is double aspect and has built in wardrobes and an en suite shower room. There are three further bedrooms and a family bathroom. A door from the landing leads out onto a great roof terrace.

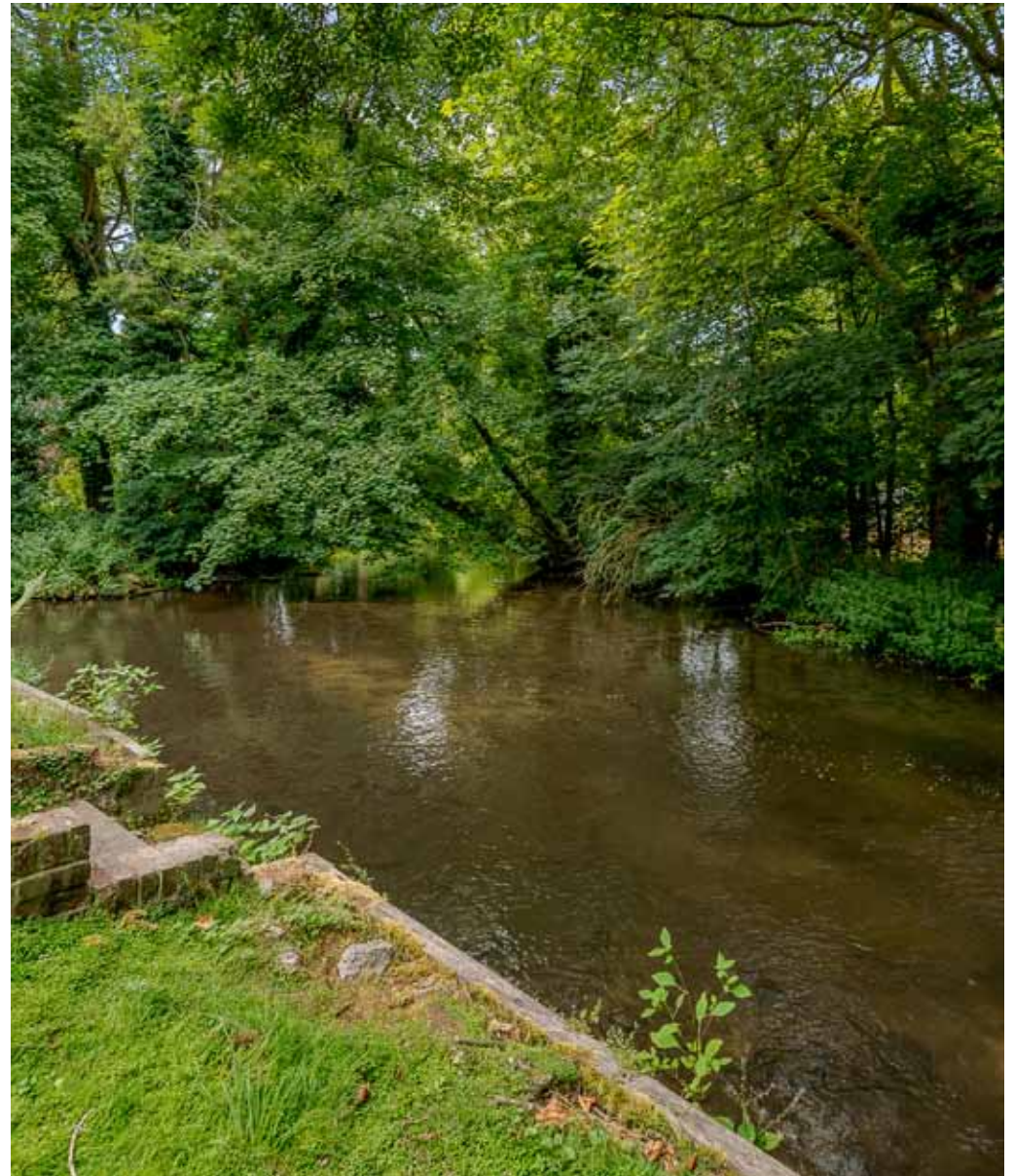
Outside

Swandrift has a double garage with parking to the front and a few steps down to a wider driveway with parking for several cars

The grounds are an outstanding feature of this lovely home and the overall plot is about half an acre and is south facing. There is a terrace leading to a lawn with some great mature trees and hedge borders leading down to the River Chess making an idyllic setting for this lovely home.

Directions

From Rickmansworth Station proceed along the Chorleywood Road (A404) in the direction of Chorleywood and after about a mile turn right into Kingfisher Lure. Pass through the barrier and bear right into Troutstream Way. Follow the road over the two bridges and take the left turn into Trout Rise. Swandrift can be found a few houses along on the left.



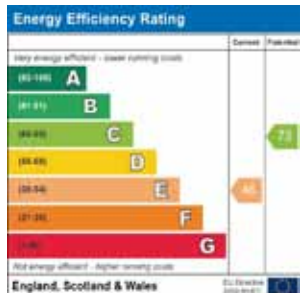
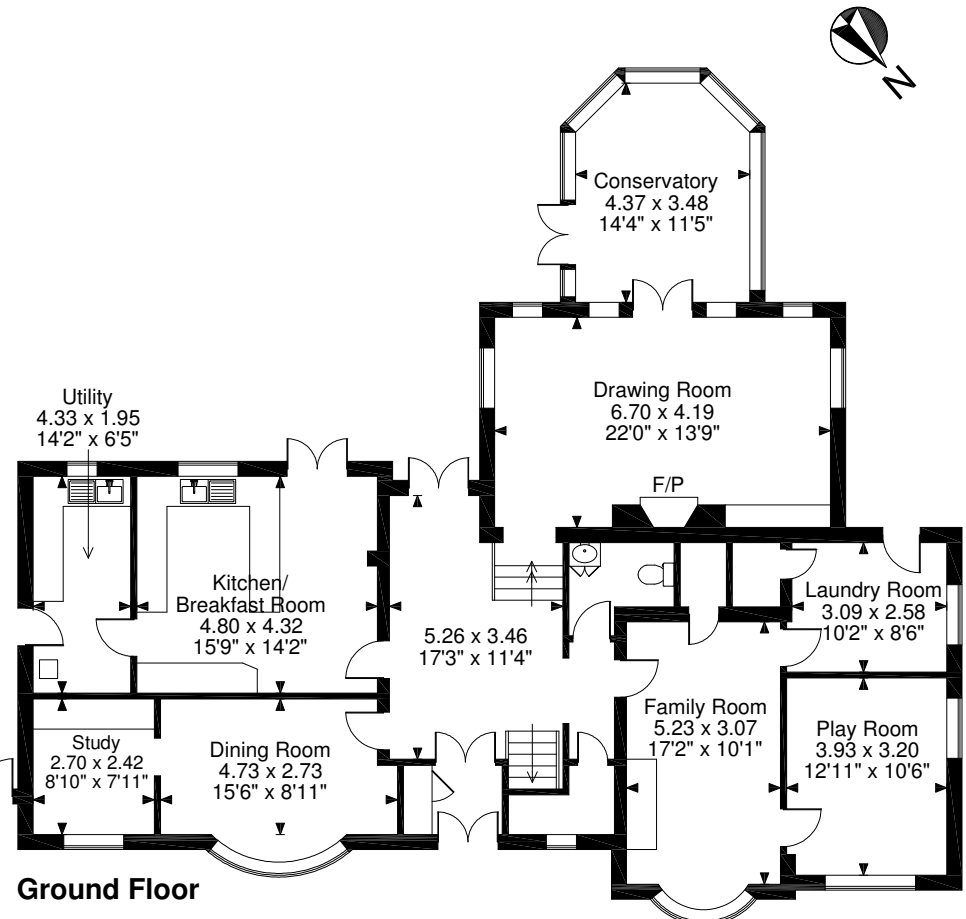
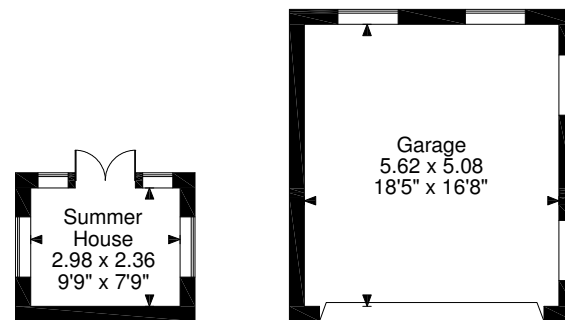
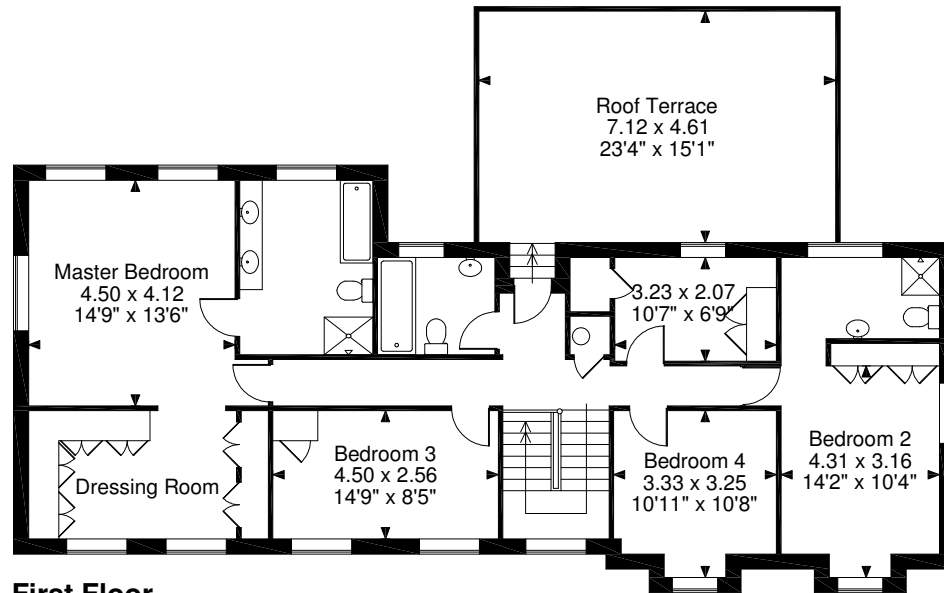
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Main House gross internal area = 3,064 sq ft / 285 sq m

Garage gross internal area = 307 sq ft / 29 sq m

Summer House gross internal area = 76 sq ft / 7 sq m

Total gross internal area = 3,447 sq ft / 320 sq m



FOR ILLUSTRATIVE PURPOSES ONLY - NOT TO SCALE

The position & size of doors, windows, appliances and other features are approximate only.

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Savills Rickmansworth

rickmansworth@savills.com

01923 725500

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