



TEESDALE  
WINDLESHAM





# TEESDALE

WESTWOOD ROAD,  
WINDLESHAM

Entrance Hall • Open plan dining room/drawing room  
Office • Formal Dining Room • Kitchen • Larder  
Utility Room • Cloakroom

Master Bedroom Suite with Ensuite Bathroom  
Guest Suite • 2 Further Bedrooms • Family Bathroom

Landscaped gardens and grounds of 4 acres  
Grade II Listed

## Teesdale

Teesdale is a wonderful Grade II Listed private residence, designed by the world renowned Hungarian architect Erno Goldfinger. The position set high above Westwood Road, provides unrivalled far reaching views of the surrounding countryside. Everything about Teesdale suggests privacy, quality and creates a very special retreat.

The large open plan drawing room and dining room opens out on to the South facing terrace providing fantastic space for entertaining. The kitchen is located conveniently to the end of this impressive room and a substantial separate larder allows for the kitchen to remain an integral part of the open plan style. To the front of the house is a grand office with two glass walls, allowing one to survey their grounds and arriving guests from the comfort of their chair. The separate glass dining hall is an excellent link between the entertaining areas and the bedroom accommodation. With view of the water features to the front and the far reaching views to the back, it makes a spectacular setting for formal dining.









The feeling of luxury continues through to the bedroom accommodation, the centrepiece of which is the master bedroom suite, offering a large en suite bathroom and views of the grounds. There are 3 further bedrooms, one of which has an ensuite shower and all benefit from the Westerly views. The accommodation at Teesdale is finished off with a guest cloakroom, utility room and several storage cupboards, providing the perfect blend of lavish spaces elsewhere and functionality needed of a residence.

### Gardens and grounds

Teesdale is approached via discreet gates onto a sweeping driveway that climbs up the hill, leading to ample parking area, which provides a real sense of arrival. Teesdale is beautifully positioned within its West facing grounds of 4 acres, to make the most of the spectacular views. The gardens are well screened on all sides by a range of mature trees, hedges, shrubs and plants. The majority is laid to lawn with a large entertaining terrace running the entire length of the rear of the property. To the front as you approach Teesdale you find the terraced water feature, which provides an impressive yet subtle start to your visit.

### Situation

Teesdale is situated off Westwood Road one of the most prestigious roads in Windlesham, within close proximity are the historic towns of Ascot and Windsor, where two prominent events on the British social calendar take place: the famous race meeting of Royal Ascot and the annual Royal Windsor Horse Show. The royal residence of Windsor Castle is situated within the region, as is Guards Polo Club, which has Her Majesty The Queen as its patron, and several prestigious schools of world renown, including Eton College. Surrounded by stunning parkland and woodland, the area is home to the world-renowned Sunningdale Golf Club and the exclusive Wentworth Club golf course and health resort, which hosts the annual PGA golf tournament. For those who enjoy dining out there are exclusive restaurants and traditional British pubs, as well as Ascot's luxurious country house hotel and eco-spa,







Coworth Park. The M3 (J3) is approximately 2.5 miles distant and this in turn leads to the M4 & M25. Rail links are available from Sunningdale (about 2 miles away) to London Waterloo (approximately

50 minutes) and Heathrow Airport is about 12 miles. Further local facilities in the area are available in both Sunningdale and Bracknell.

#### **Additional Information**

**Postcode:** GU20 6LT

**Tenure:** Freehold

**Local Authority:** Surrey Heath Borough Council

**Fixtures and fittings:** All items of fixtures and fittings, including fitted carpets, curtains/blinds, light fittings and kitchen equipment are specifically excluded unless mentioned.

**Viewing:** Strictly by appointment with Savills.







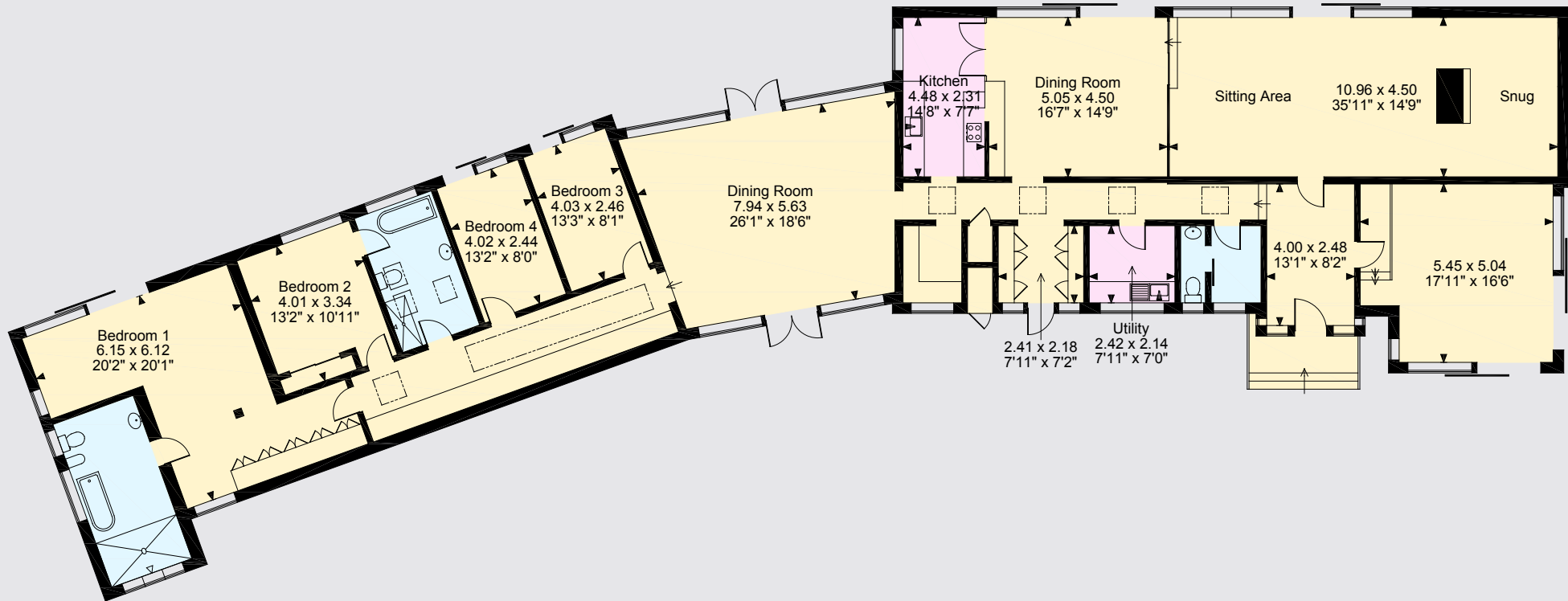


# FLOORPLAN

## Teesdale

Main House gross internal area = 3,319 sq ft / 308 sq m

Quoted Area Excludes 'External C/B'



Ground Floor

### FOR ILLUSTRATIVE PURPOSES ONLY - NOT TO SCALE

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

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