



An outstanding detached family home

Chestnut House, The Glade, Ascot, SL5 9BE

Freehold



Galleried entrance hall • Drawing room • Dining room • Kitchen/breakfast room • Family room • Study • Utility/ boot room • Master bedroom with lounge area, dressing room, en suite bathroom and balcony • 5 further bedroom suites • Media room • Double garage with accommodation above • Landscaped and gated gardens

Description

Chestnut House enjoys a great balance of family and formal living space. The kitchen/ breakfast room, the heart of this impressive family home, overlooks the wonderful west facing gardens. There is a clearly defined dining area and it flows beautifully through to the family room.

The elegant oak and glass staircase rises through the core of the house and opens onto the spacious first floor galleried landing which leads to the master bedroom suite with an en suite bathroom with Splash TV, dressing room and balcony. There are five further bedroom suites each with bespoke fitted wardrobes or separate dressing rooms.

There is a media room on the second floor together with the fifth bedroom suite with full bathroom and dressing room.

Chestnut House has a paved driveway with a path leading to landscaped rear gardens with a full width terrace, outside lighting and well maintained lawns flanked by mature hedging and trees. Extensive landscaping has been laid to complement the existing mature features of about 0.4 acres of gardens.

Chestnut House is independently gated and has a double garage with accommodation above.

Situation

Chestnut House is set in The Glade, a private enclave of just three detached homes, and set back off a 70 metre private driveway with a gated entrance from Woodend Drive. The properties are surrounded by woodlands and mature gardens.

Rail connections to London Waterloo are available from both Sunningdale and Ascot. Road connections are good with access to both the M3 and M25, which in turn leads to Heathrow Airport (T5) and the M4.

Sporting activities include golf at Wentworth, Sunningdale, Swinley Forest and The Berkshire. Racing and polo fixtures are held at Ascot racecourse and Smith's Lawn. Virginia Water Lake and Windsor Great Park provide opportunities for horse riding, cycling and walking.

There are a number of renowned schools nearby including Hall Grove, Papplewick, Charters, The Marist Schools, St George's and St Mary's Schools in Ascot. Eton and Wellington Colleges are within easy reach as are the international options including TASIS and ACS Egham.





Smart Home Automation

Control 4 System

The control system allows the sound, security, lighting and heating systems to be controlled by the central in-wall touch screen controller
I-Light mood lighting system
HD TV distribution to all TV points and sky satellite pre-installed

Under floor heating system thermostatically controlled to each room

CCTV camera, alarm and gate entry system

Tenure

Freehold

Local Authority

Royal Borough of Windsor and Maidenhead.

Services

The property has mains gas, electricity, water and drainage

Fixtures and Fittings

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

Energy Performance

A copy of the full Energy Performance Certificate is available upon request.

Please note that photos are more than 6 months old and the glass balustrade in the garden has been removed

Viewing

Strictly by appointment with Savills.









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Approximate Area 669.0 sq m / 7195 sq ft



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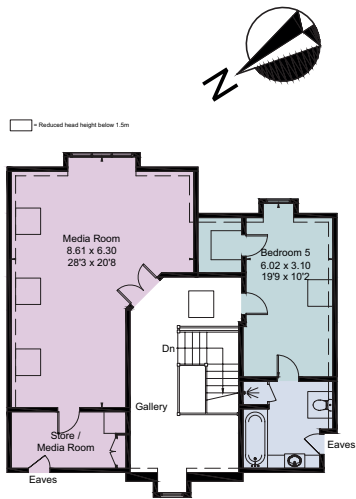
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Ground Floor



First Floor



Second Floor

For identification only. Not to scale. © 190925MG

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