The Priory
Church Road, Old Windsor, Berkshire SL4 2JW

Main House
Reception Hall • Dining Room • Sitting Room • Study • Octagonal Music Room • Kitchen/Breakfast Room • Utility Room • Store • Cellars

Master Bedroom Suite with Dressing Room and Balcony
Further 3 Bedroom Suites (1 with Dressing Room)

5 Bedrooms • 2 Family Bathroom/Shower Rooms

Ancillary Accommodation
Studio Flat • Chalet Studio with Sauna • Ornamental Bell Tower

Lime Avenue Croquet Lawn • Pergola • Secret Garden • Kitchen Garden • Kitchen

Tennis Court • Swimming Pool • Pool House • Garaging

About 5½ acres

Windsor 2.8 miles, Maidenhead 9 miles, Central London 25 miles, Heathrow Airport 9 miles, M4 4.5 miles, M25 3.7 miles

(All mileages are approximate)
Ground Floor
The spacious front is given way to a wide, heavy front door. The majority of reception rooms open onto the ornate central Reception Hall, including the Dining Room, which is elaborately decorated having timber and mosaic floors. Beyond lies the opulent Octagon - now used as a Music Room - accessed via an external casement door or from the corridor via an arched glazed door, very much a testament to the gothic tradition and boasting the original fireplaces and plasterwork.

The ground floor Sitting Room, beyond the Dining Room, houses the original front door, which was used when the property was a coaching inn. The Kitchen/Breakfast Room is well equipped with modern facilities, including an Aga, electric hob with combination oven under and an American-style Amana fridge. Wall and floor units are handmade and include central, granite topped island.

The majority of reception rooms are positioned off the elegant central hall, including the Dining Room with its traditional plastered ceiling bearing fruit and flower motifs. The spacious portico gives way to a wide, heavy front door.

Accommodation
First Floor
The two storeys above the basement contain Bedroom 1 & 2, an ensuite bathroom and Dining Room. The top floor looks over the Pepper Bedroom with State in view, over the front of the property and double doors leading to a Gallery. There is a downstairs cloakroom, as well as an en-suite bathroom. The first floor holds two bedrooms as well as a double bedroom and family bathroom.

Second Floor
This offers two single Bedrooms and two doubles as well as a shower Room.

Ancillary Accommodation
A further annexe sits under a side roof and accessed via the covered courtyard near the Kitchen, via the attractive Studio Flat with its Kitchenette on one side and a separate bathroom. Beyond the main garden, and further to the rear, there is a lovely summer house.

Situation
Situated on the edge of the village of Old Windsor, which was originally the site of an important priory, the Saxon kings, before being superseded by the magnificent castle at ‘New’ Windsor. The Priory was built in the latter part of the 11th century and is a Grade II* listed building with a long history of development, including a 19th-century addition. The Priory is situated within a few hundred metres of the River Thames and benefits from a private access to a lock and wharf. On the opposite bank is a large, traditional riverside house, currently undergoing renovation to become a home for a Chelsea FC supporter.

The Priory is surrounded by well maintained gardens and grounds, which include a Dutch Walled Garden and a large, traditional riverside house, currently undergoing renovation to become a home for a Chelsea FC supporter.

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The Priory, Old Windsor
Main House gross internal area = 6,900 sq ft / 646 sq m
Garage gross internal area = 425 sq ft / 39 sq m
Studio/Kitchen gross internal area = 309 sq ft / 28 sq m
External Rooms & W.C. gross internal area = 101 sq ft / 9 sq m
Total gross internal area = 7,845 sq ft / 729 sq m
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