



COWORTH ROAD, BERKSHIRE, SL5
£675,000

Winkworth



COWORTH ROAD, BERKSHIRE, SL5

A well proportioned and beautifully refurbished three-bedroom two bathroom home situated in this sought after location in Sunningdale old village.

This beautiful Victorian house once the village shop has been transformed into this elegantly and well refurbished three bedroom period home.

Refurbished and extended by the current owners and consists of two reception rooms to include formal reception room dining room / entrance reception hall and the heart of the house a truly stunning and bespoke kitchen / breakfast room with its high specification units and bi-fold doors leading to the rear garden and patio terrace.

The ground floor further benefits from some wonderful original features and exceptional natural light. To the first floor is two bedrooms and wonderful family bathroom suite. The top floor consists of master bedroom and en suite shower room. To the rear the property has a wonderful garden which is mainly laid to lawn with patio terrace. The garden is private and enclosed with side access gate.

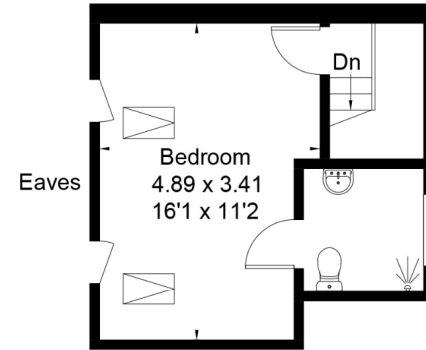
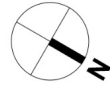


Sunningdale is a short walk away and offers an excellent array of boutique shops, restaurants and mainline train with direct services to London and Reading. Berkshire and Surrey are renowned for their high standard of education, with the area being served by a good number of state and independent schools catering for boys and girls of all ages. Coworth Road with its charm and character is in prime catchment for Charters School.

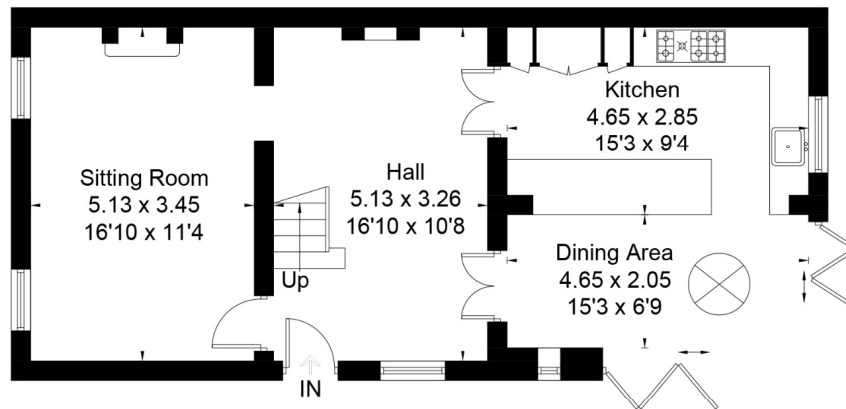
The nearby villages of Ascot, Sunninghill, Windlesham and Virginia Water all offer well regarded public houses, restaurants and sporting amenities including the world renowned Wentworth Golf Club, Sunningdale Golf Club and Ascot race course. Additional leisure facilities can be



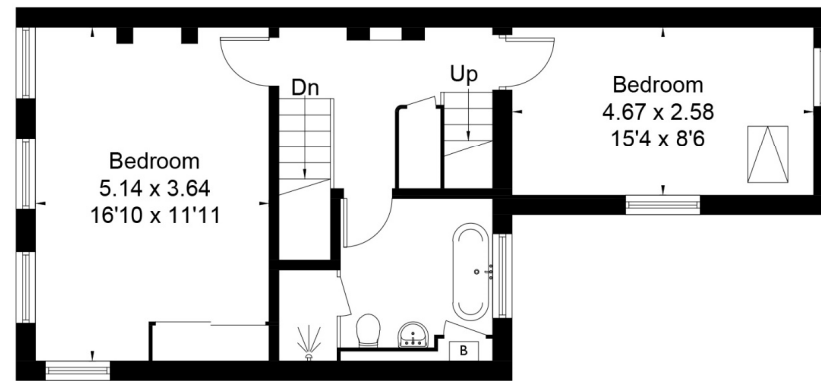
Approximate Area = 134.2 sq m / 1444 sq ft



Second Floor



Ground Floor



First Floor

Surveyed and drawn in accordance with the International Property Measurement Standards (IPMS 2: Residential)
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Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92-)	A		
(81-91)	B		
(69-80)	C		79
(55-68)	D	59	
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England, Scotland & Wales		EU Directive 2002/91/EC	

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