

BARTON · WYATT

LARIDEN • WENTWORTH ESTATE • SURREY • GU25 4QZ





## Lariden, Fairway • Virginia Water • Surrey • GU25 4AH

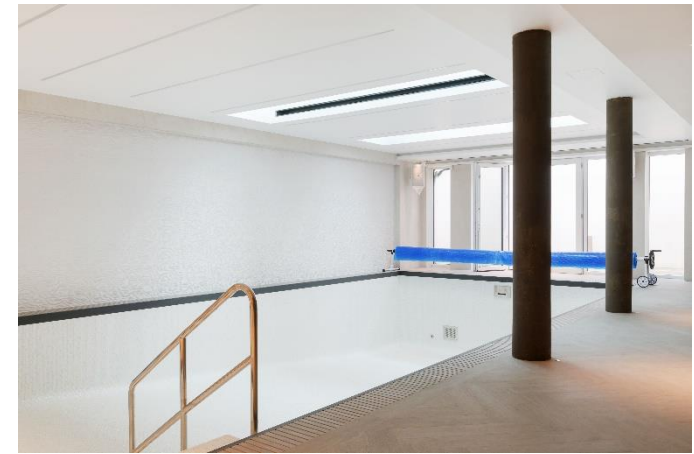
A superb opportunity to finish the construction of a new-build family home, on the Wentworth Estate.

- |  |   |
|--|---|
| <ul style="list-style-type: none"> <li>◇ Opportunity to finish the construction of a new build mansion</li> <li>◇ South-West facing gardens</li> <li>◇ Unfinished construction</li> <li>◇ 8000sqft of unfinished accommodation</li> <li>◇ Georgian style architecture</li> </ul> | <ul style="list-style-type: none"> <li>◇ 1 acre plot on the Wentworth Estate</li> <li>◇ Set centrally in the plot</li> <li>◇ Basement with swimming pool</li> <li>◇ Little certification available</li> <li>◇ Electric gates and spacious driveway</li> </ul> |
|--|---|



### Situation

Both the Wentworth Golf Club and the picturesque shopping parades of Virginia Water, with its excellent shops for day to day needs, restaurants and mainline railway station with a fast service of trains to Waterloo in 42 minutes are within a short distance. For the weekly household shop there is an excellent Waitrose in Sunningdale and for more extensive shopping facilities, the towns of Windsor, Guildford and Kingston are all close at hand. Junction 13 of the M25 is just 3.5 miles away giving access to London, Heathrow and the motorway network. Other than the world renowned Wentworth Club, country clubs abound the area such as Foxhills, Queenwood, Sunningdale and the Royal Berkshire. Delightful walks can be enjoyed around Virginia Water Lake which leads up to the Polo at Smiths Lawn, adjacent to Savill Gardens and Windsor Great Park beyond for riding. The area is also very well catered for by a huge choice of private prep schools, as well as two international schools, ACS in Egham and TASIS in Thorpe.



**Fixtures and Fittings:**  
By separate negotiation.

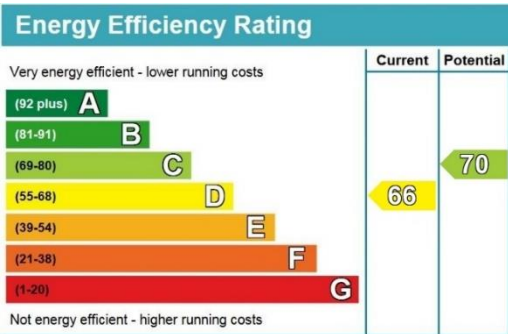
**Services:**  
The property has mains  
gas, water, and  
electricity.

**Local Authority:**  
Runnymede Borough  
Council – 01932 828383

**Energy Rating:**  
D

**Council Tax Band:**  
Band H

Lariden, Fairway, Wentworth



01344 843000

STATION APPROACH, VIRGINIA WATER, SURREY GU25 4DL • sl@bartonwyatt.co.uk • bartonwyatt.co.uk

