

BARTON · WYATT

• GORSE HILL ROAD • VIRGINIA WATER • SURREY •





## Harelaw • Gorse Hill Road • Virginia Water • GU25 4AS

*A charming Wentworth home sitting on an exceptional 0.8 acre south facing plot.*

- ◇ Characterful six-bedroom home on the private Wentworth Estate
- ◇ Three reception rooms with views of the garden
- ◇ Open plan kitchen / sitting area / orangery
- ◇ South facing manicured lawn, gardens, and terrace
- ◇ Double garage and driveway parking
- ◇ Large Master bedroom with dressing room and ensuite bathroom
- ◇ 5 further bedrooms and 3 bathrooms
- ◇ Private estate with security patrol and cameras
- ◇ Abundance of natural light
- ◇ Ideally located to walk to the amenities in Virginia Water Village Centre



### **Situation**

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 easy walking 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 nearby. 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, next 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.



**Services:**

The property has mains gas, electricity, water, and drainage.

**Local Authority:**

Runnymede Borough Council 01932 828383

**Council Tax Band:**

Band H

**Tenure**

Freehold

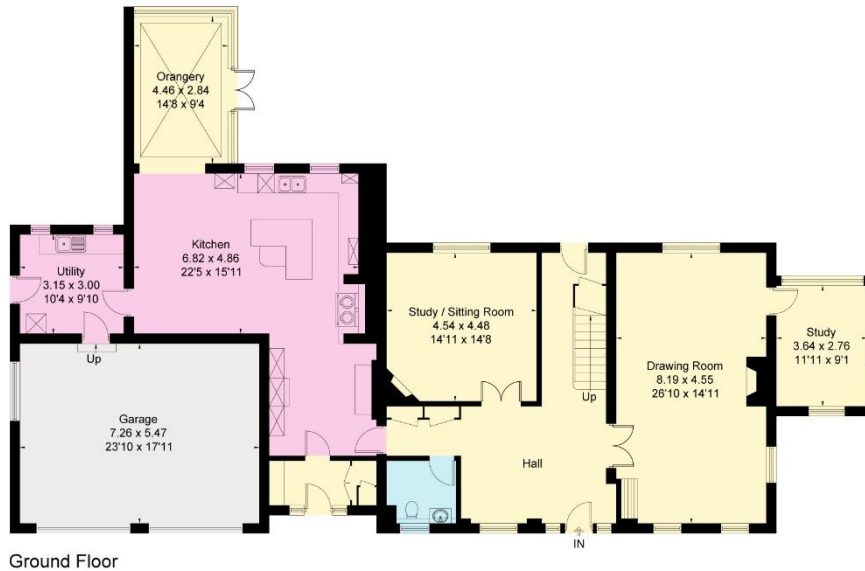
**Service Charge**

Annual Wentworth Residents Charge

**Energy Rating:**

D56

Approximate Floor Area = 443.1 sq m / 4769 sq ft  
(Including Garage / Excluding Eaves)



Ground Floor



Second Floor

First Floor



This floor plan has been drawn in accordance with RICS Property Measurement 2nd edition. All measurements, including the floor area, are approximate and for illustrative purposes only. @fourwalls-group.com #70524



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