



Friary Lea

Old Windsor, Berkshire

NICHOLAS CANHAM

FRIARY LEA, OLD WINDSOR



Details

PROPERTY PROFILE



Harvey Jones Bespoke Kitchen
Three/Four Bedrooms, Three Bathrooms
Two/Three Receptions
1/3 Acre Plot, River Thames Mooring
Private Road, Detached Studio
Energy Efficient Home, Air Source Heat Pump

Nestled on a spacious 1/3 acre plot, this eco-conscious detached family home is an excellent example of modern design, built to passive house principles for ultimate energy efficiency and comfort.

From the moment you step inside, you'll be struck by the attention to detail and the seamless blend of luxury living with sustainability.

Energy efficiency is at the heart of this home, with high-quality insulation, solar panels, and an A-rated EPC. Double-glazed windows, solar glazing, and a mechanical ventilation heat recovery system ensure fresh air and low energy use year-round. WiFi-controlled hot water, zoned underfloor heating, and full network cable access add to its modern convenience.

The Harvey Jones kitchen, with hand-painted finishes and high-end appliances, is the heart of the home. The open-plan design and matching utility room create a space that's both practical and filled with natural light.

Outside, the south-westerly garden features mature landscaping, a wrap-around patio, and multiple seating areas, perfect for relaxation or entertaining. Skylights, sun tunnels, and dimmable lighting further enhance the ambiance.

The detached studio offers flexibility, fully equipped with a kitchen, bathroom, office, and gym, ideal as a guest suite or home office.

Location

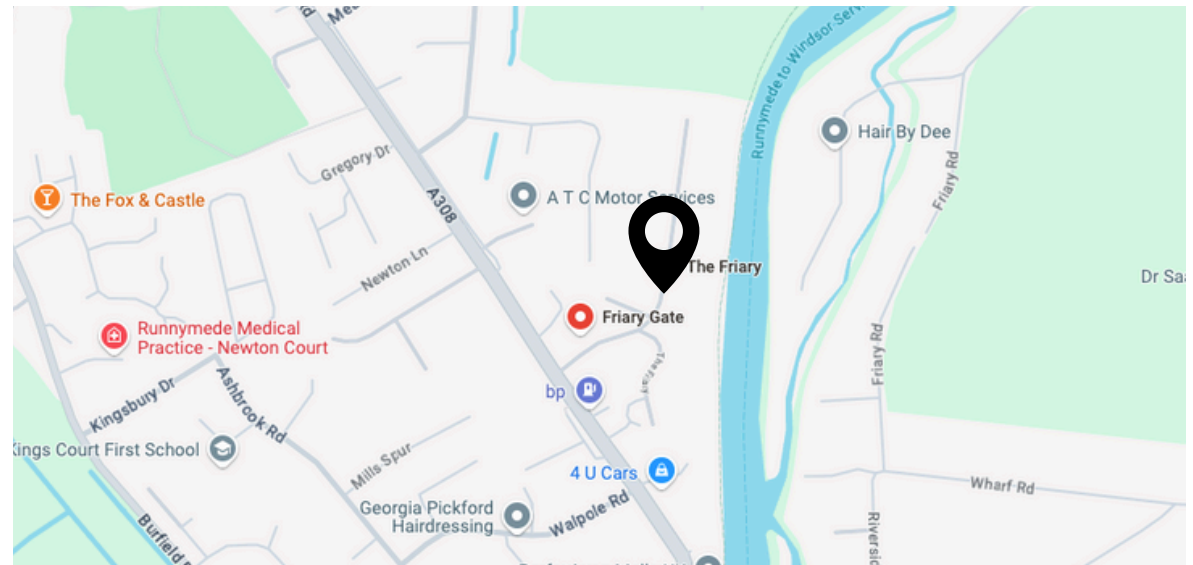
THE NEIGHBOURHOOD

Located on The Friary, a private residential road in the heart of Old Windsor, Friary Lea offers a peaceful setting yet remains close to local amenities.

With highly regarded schools nearby, as well as quick access to Heathrow Airport, the M25 and M4, it's ideal for families and commuters.

Residents also benefit from private access to the Thames tow path with your own private mooring providing endless opportunities for outdoor activities right on the doorstep.

Friary Lea
The Friary
Old Windsor
Berkshire
SL4 2NR





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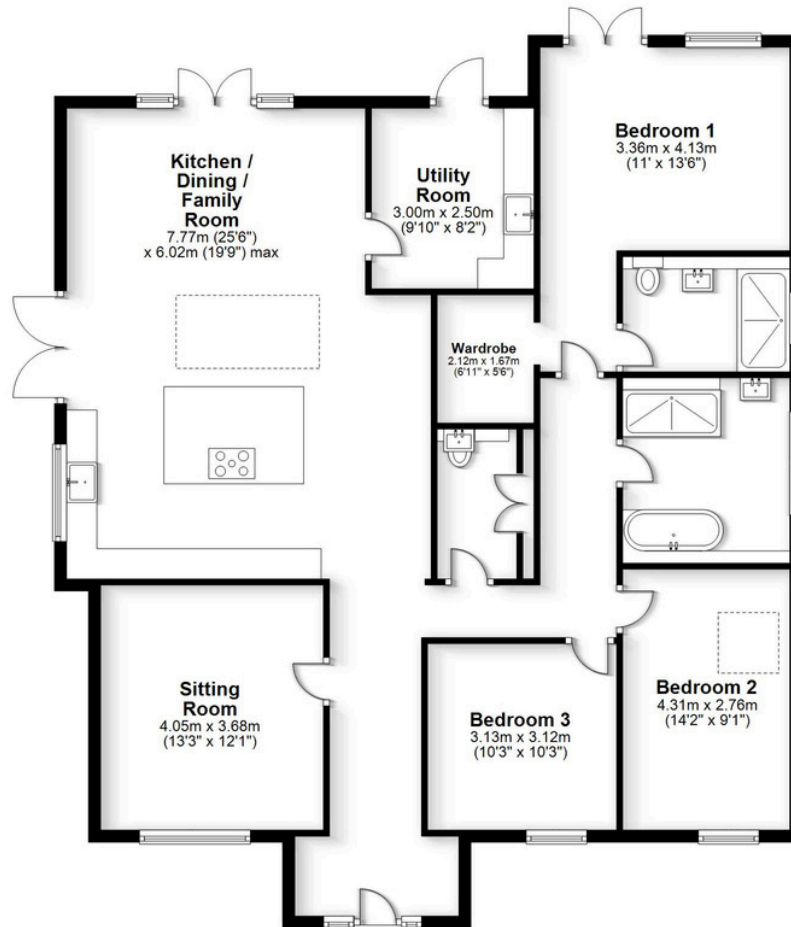
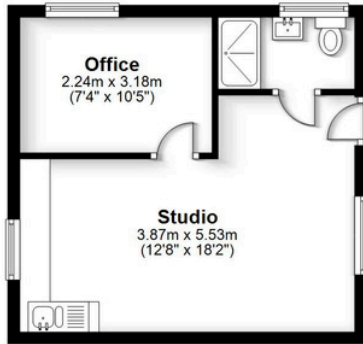
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Ground Floor

Approx. 184.1 sq. metres (1981.4 sq. feet)



Total area: approx. 184.1 sq. metres (1981.4 sq. feet)

FOR ILLUSTRATIVE PURPOSES ONLY - NOT TO SCALEThe position and size of doors, windows, appliances and other features are approximate only. Total area includes garages and outbuildings - © My Home Property Marketing - Unauthorised reproduction prohibited.
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Nicholas Canham
Managing Partner, Windsor Region

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