






FOYSWELL, FAIROAK LANE, STRATFIELD SAYE

Hampshire RG7 2EA



STUNNING PERIOD HOME OF CHARACTER AND QUALITY

Grade II listed period home believed to date from the mid-17th century, previously part of the Duke of Wellington Estate. Impeccably presented throughout, combining charm and character with practical modern living.

			EPC
4	3	3	E

Local Authority: Basingstoke and Deane

Council Tax band: G

Tenure: Freehold

Services: Mains water and electricity (plus back up generator). Private drainage. Oil fired heating. Ethernet wiring throughout



IDYLLIC RURAL SETTING

A welcoming hall leads to an elegant sitting room with log burner, a light-filled garden room, and a study/snug. The impressive open-plan kitchen has ample living space, with a utility room, boot room and prep kitchen. Completing the ground floor is a WC. Upstairs, a private guest suite sits above the kitchen, while the main landing gives access to the principal bedroom with en suite, two further bedrooms and a family bathroom. There is a boarded loft space.

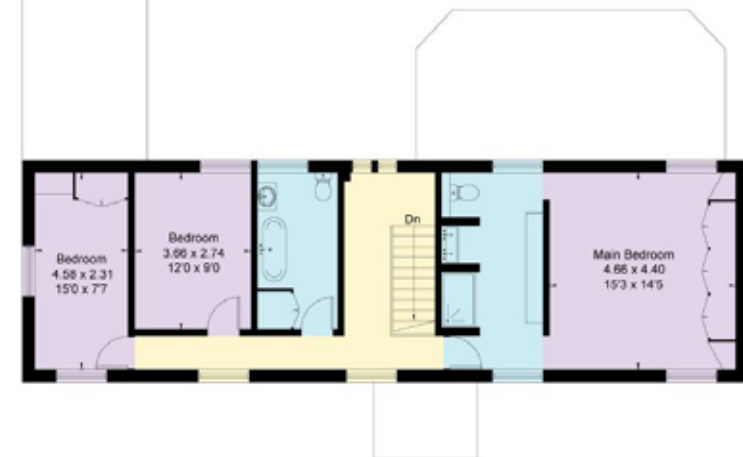
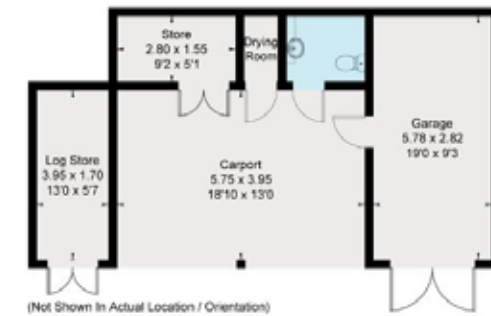
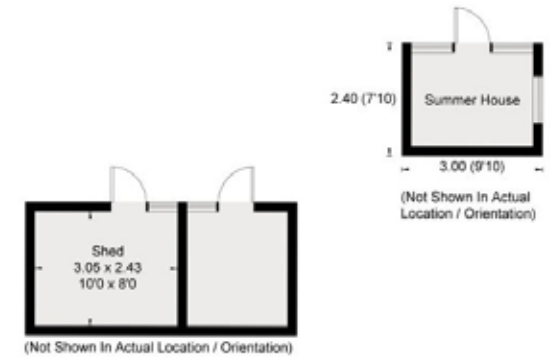
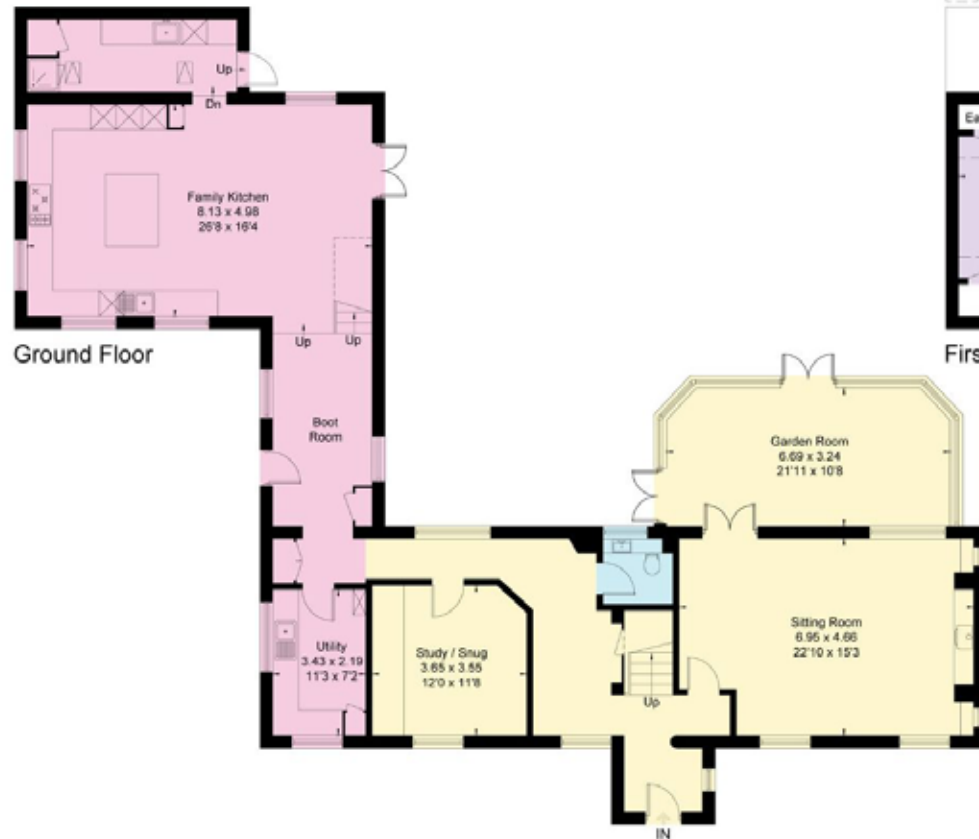
The property is approached through gates to a driveway and well-stocked front garden. The landscaped rear gardens, about 0.7 acres, feature a terrace with a hot tub, a charming well, covered pond, winding paths, planted borders, raised beds and tranquil seating areas. Two powered outbuildings offer storage or potential work/summer spaces. The extensive driveway also includes a double carport, log store, workshop, drying store and outside WC.







Approximate Floor Area
 Ground Floor = 167.2 sq m / 1800 sq ft
 First Floor = 105.6 sq m / 1137 sq ft
 Outbuildings = 37.5 sq m / 404 sq ft
 Total = 310.3 sq m / 3341 sq ft
 (Including Garage / Excluding Eaves / Shed)



This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them. (ID767266)

We would be delighted
to tell you more.

Laura Read

01256 350600

laura.read@knightfrank.com

Knight Frank North Hampshire

Matrix House, Basing View

Basingstoke, Hampshire RG21 4FF

knightfrank.co.uk

Your partners in property

1. Particulars: These particulars are not an offer or contract, nor part of one. You should not rely on statements given by Knight Frank in the particulars, by word of mouth or in writing ("information") as being factually accurate about the property, its condition or its value. Neither Knight Frank nor any joint agent has any authority to make any representations about the property, and accordingly any information given is entirely without responsibility on the part of Knight Frank. 2. Material Information: Please note that the material information is provided to Knight Frank by third parties and is provided here as a guide only. While Knight Frank has taken steps to verify this information, we advise you to confirm the details of any such material information prior to any offer being submitted. If we are informed of changes to this information by the seller or another third party, we will use reasonable endeavours to update this as soon as practical. 3. Photos, Videos etc: The photographs, property videos and virtual viewings etc. show only certain parts of the property as they appeared at the time they were taken. Areas, measurements and distances given are approximate only. 4. Regulations etc: Any reference to alterations to, or use of, any part of the property does not mean that any necessary planning, building regulations or other consent has been obtained. A buyer must find out by inspection or in other ways that these matters have been properly dealt with and that all information is correct. 5. Fixtures and fittings: A list of the fitted carpets, curtains, light fittings and other items fixed to the property which are included in the sale (or may be available by separate negotiation) will be provided by the Seller's Solicitors. 6. VAT: The VAT position relating to the property may change without notice. 7. To find out how we process Personal Data, please refer to our Group Privacy Statement and other notices at <https://www.knightfrank.com/legals/privacy-statement>.

Particulars dated November 2025. Photographs and videos dated November 2025. All information is correct at the time of going to print. Knight Frank is the trading name of Knight Frank LLP. Knight Frank LLP is a limited liability partnership registered in England and Wales with registered number OC305934. Our registered office is at 55 Baker Street, London W1U 8AN. We use the term 'partner' to refer to a member of Knight Frank LLP, or an employee or consultant. A list of members names of Knight Frank LLP may be inspected at our registered office. If you do not want us to contact you further about our services then please contact us by either calling 020 3544 0692, email to marketing.help@knightfrank.com or post to our UK Residential Marketing Manager at our registered office (above) providing your name and address.