



Ashford Road, Laleham

 Knight  
Frank

# A stunning and recently refurbished home.

On entrance you are greeted with a double-height entrance hallway, immediately giving you a feeling of space. There are two large reception rooms flanking the house and a charming reception room to the front. The Thomas Howley kitchen is, as you would expect, absolutely stunning. The dining area in the kitchen is triple aspect with bi-folding doors all around giving you the inside/outside living we all crave. There is a downstairs w/c equipped with a rain shower, steam room and direct access to the pool and hot tub. Situated in the pretty Thameside village of Laleham with its friendly community and within a few minutes stroll of this picturesque stretch of the River Thames, local shops and reputable public houses.



**Guide price:** £1,999,950

**Tenure:** Freehold

**Local authority:** Spelthorne Borough Council

**Council tax band:** H

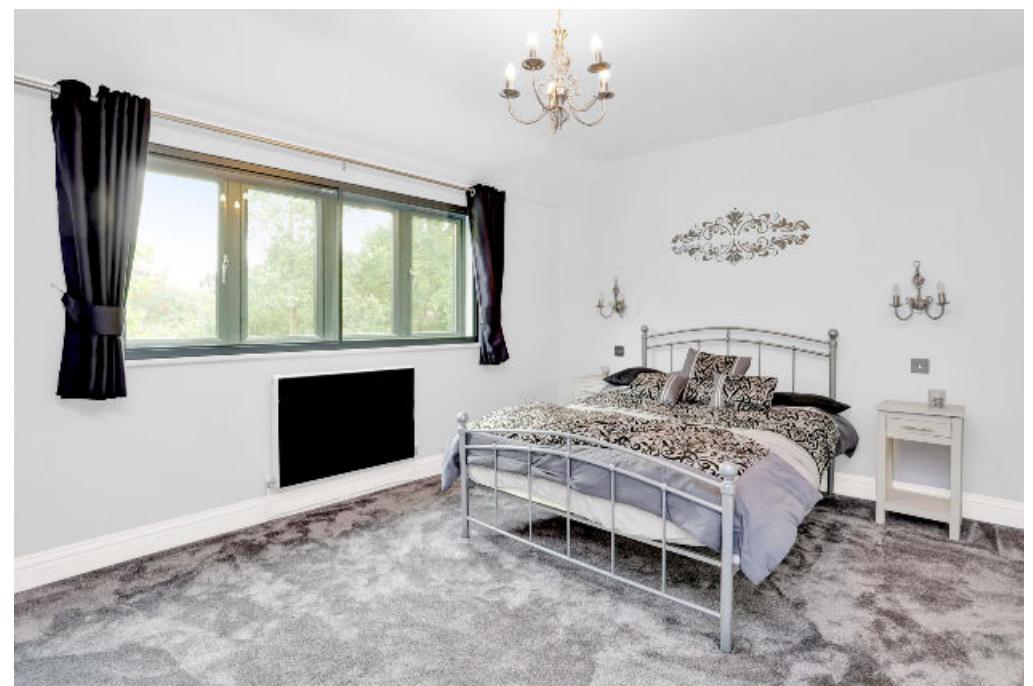
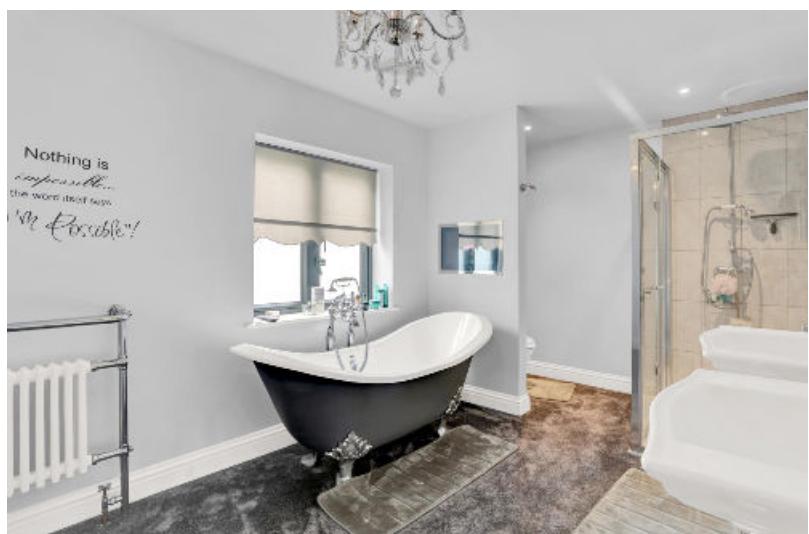




The large principal suite is positioned on the first floor with a generous en suite and his and hers walk-in wardrobe. There are two further large double bedrooms with en suites and walk-in wardrobes and two further doubles, one with a walk-in wardrobe, that share a generous family bathroom. The utility is also sensibly positioned on the first floor.

The house sits on an acre and will soon be exceptionally private having had laurels planted around the boundary. There is a large heated swimming pool and terrace, which is accessed from every reception room to the rear of the house.

The house further benefits from a downstairs w/c, a double garage with electric doors, electric gates and substantial off-street parking.

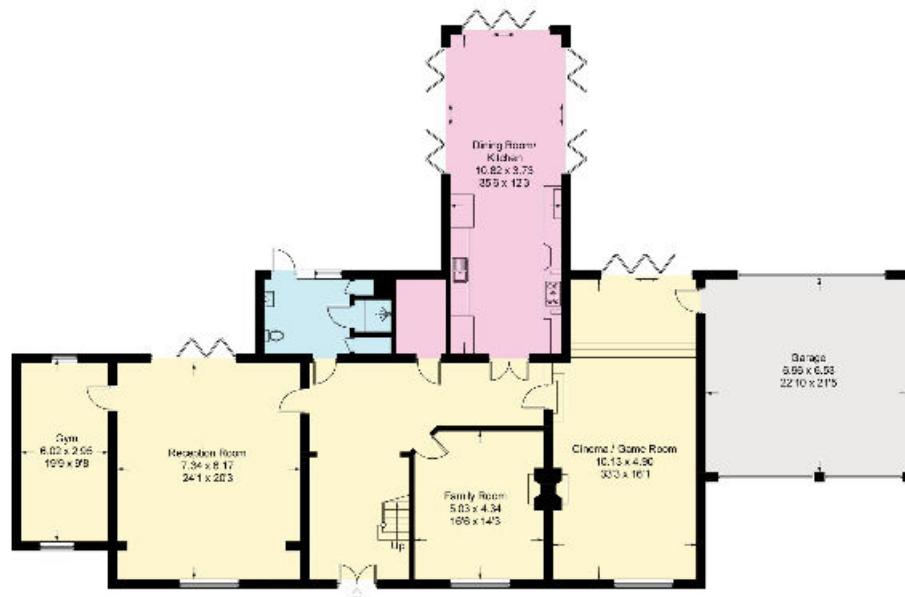




Approximate Gross Internal Area = 475.4 sq m / 5117 sq ft

Garage = 45.5 sq m / 490 sq ft

Total = 520.9 sq m / 5607 sq ft



Ground Floor

Knight Frank  
20 High Street  
Weybridge  
KT13 8AB

I would be delighted to tell you more

Natalie Berthiaud

01932 548002

[knightfrank.co.uk](http://knightfrank.co.uk)

[natalie.berthiaud@knightfrank.com](mailto:natalie.berthiaud@knightfrank.com)



First Floor



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.

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Particulars dated September 2022. Photographs and videos dated September 2022.

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