



White Gates

Baigents Lane, Windlesham, Surrey

**STRUTT
& PARKER**

BNP PARIBAS GROUP

In a desirable village, a charming, semi-detached cottage-style home in a cul-de-sac

With white-painted elevations, White Gates offers period characteristics combined with classic comfort and modern convenience, with versatile accommodation arranged over two floors. A detached garage is adjoined by a potting shed and the outside environment provides a delightful, sheltered courtyard setting



3 RECEPTION ROOMS



4 BEDROOMS



1 BATHROOM



GARAGE & PARKING



GARDENS



FREEHOLD



VILLAGE



1913 SQ FT



£895,000



The property

An appealing village home with an attractive façade and a well-proportioned interior which provides flexible-use options and the charm of retained vintage features. On the ground floor, there are three reception rooms which currently present as a sitting room where the warming ambience of a log-burning stove can be enjoyed; a versatile use family room providing options to create a play or hobbies room, and a formal dining room.

A spacious kitchen/breakfast room features rustic terracotta tiled flooring and is fitted with a range of base level cabinetry and plenty of space for informal dining. Ancillary space includes an adjoining pantry and a practical utility room, with a cloakroom conveniently located off the hallway.

There are four bedrooms on the upper level, all with the benefit of fitted wardrobe storage, along with a spacious family bathroom that, whilst an update to the fixtures might now be expedient, provides the proportions to create a luxurious family facility.

Outside

A pretty white-painted picket fence encloses the front garden, with a pedestrian gate opening onto a pathway that leads to the house entrance. To the side of the property is a lawned garden, in addition to a paved courtyard-style area, sheltered by the house and the detached garage, and providing opportunities for al fresco dining, entertaining and relaxation. Timber trellising creates a divide to a rear driveway which provides parking and gives access to the single garage.

Location

The property is situated in the sought-after village of Windlesham, with close proximity to shops, the Field of Remembrance, pubs, theatre, nursery and tennis courts, whilst also being conveniently placed to access the M3 and the excellent rail service to London Waterloo at nearby Sunningdale.



The village shops provide for everyday needs, with a wider selection of amenities available at Sunningdale and Ascot, and slightly further afield at Windsor, Guildford, Bracknell and Reading, for an extensive range of shopping, leisure and cultural facilities.

Prestigious golf clubs can be enjoyed at Sunningdale, Wentworth, Swinley Forest and The Berkshire, and for horse racing enthusiasts, both Ascot and Windsor racecourses offer race days and events.

The local countryside is picturesque with excellent walking at Chobham Common, Swinley Forest, Windsor Great Park, Virginia Water and Savill Garden; family attractions include Windsor Castle, and Legoland.

Excellent schooling is available in the area, in both the state and independent sectors, including the local Windlesham Infant School and the Valley End CofE Infants School (both rated 'outstanding' by Ofsted).



Distances

- M3 (Jct 3) 2.2 miles
- Sunningdale 2.3 miles
- Sunninghill 3.6 miles
- Ascot 4.3 miles
- Windsor 10 miles
- Guildford 11.5 miles
- Heathrow Airport (T5) 15 miles
- Central London 29 miles

Nearby Stations

- Bagshot Station
- Sunningdale Station
- Ascot Station

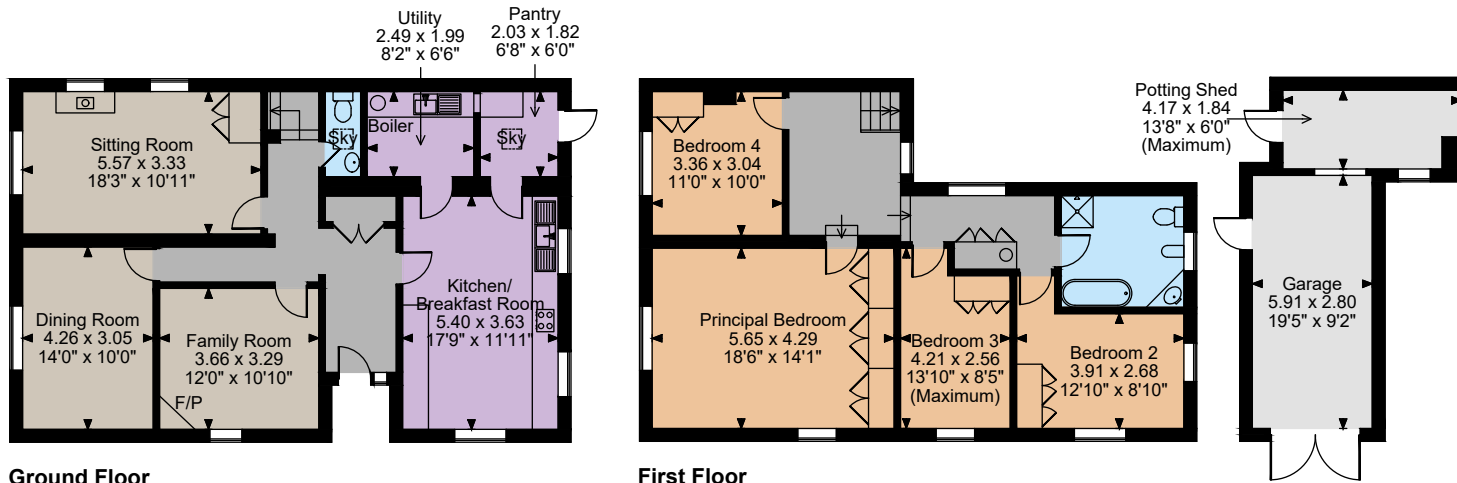
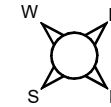
Key Locations

- Lightwater Country Park
- Chobham Common
- Swinley Forest
- Windsor Great Park
- Windsor Castle
- Savill Garden
- Virginia Water Lake

Nearby Schools

- Windlesham Village Infant School
- Valley End School CofE Infants School
- Woodcote House School
- Sunningdale School
- St. George's School
- St. Mary's School





Ground Floor

First Floor

The position & size of doors, windows, appliances and other features are approximate only.
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Floorplans

Main House internal area 1,913 sq ft (178 sq m)
 Garage internal area 178 sq ft (17 sq m)
 Potting Shed internal area 79 sq ft (7 sq m)
 Total internal area 2,170 sq ft (202 sq m)
 For identification purposes only

Directions

GU20 6DU

what3words: ///taped.decreased.duke

General

Local Authority: Surrey Heath Borough Council - Tel. 01276 707100

Service: Mains electricity, gas, water & drainage

Mobile and Broadband checker: Information can be found here <https://checker.ofcom.org.uk/en-gb/>

Council Tax: Band G

EPC Rating: D

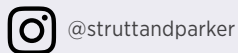
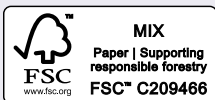
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