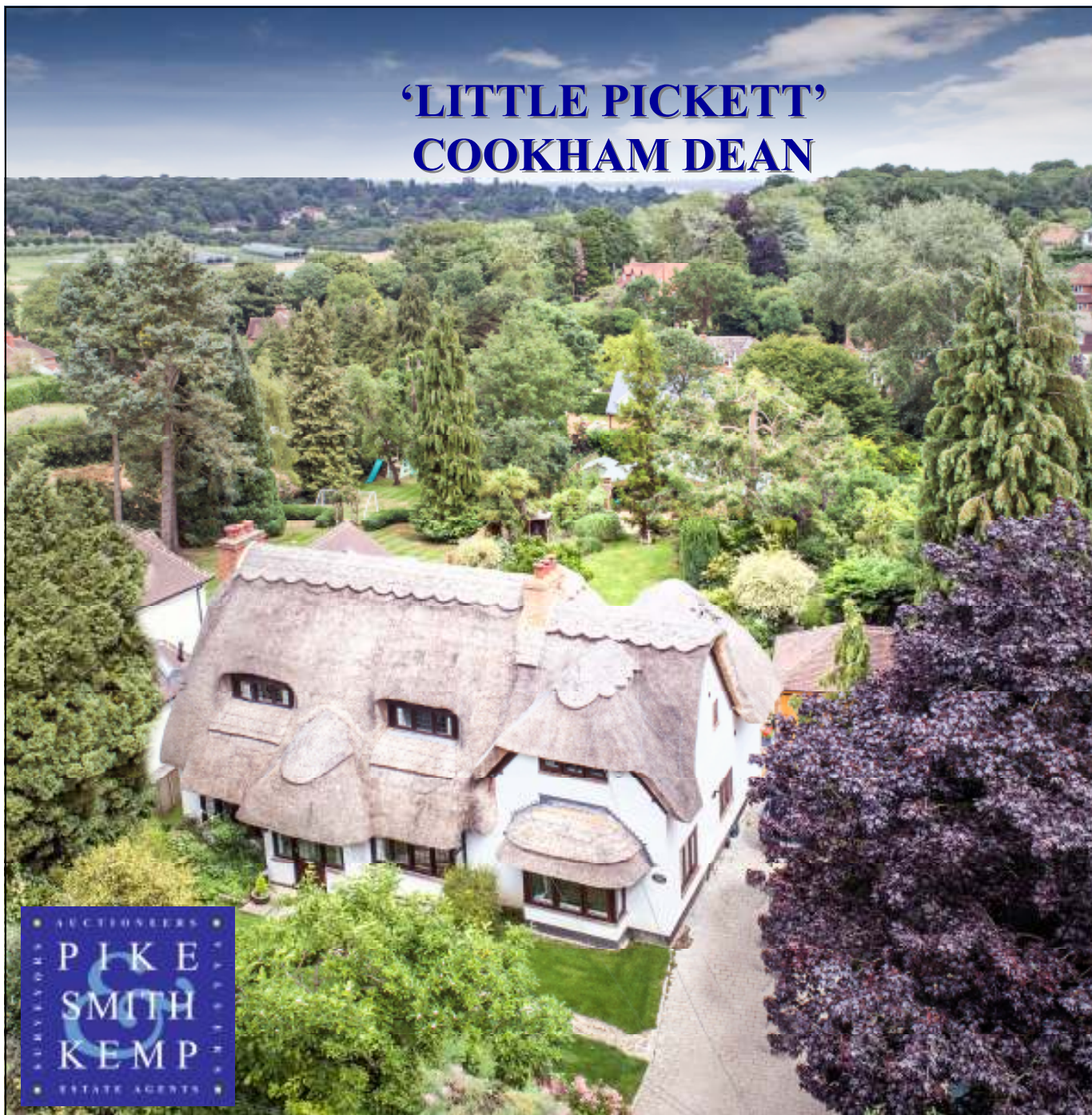


'LITTLE PICKETT' COOKHAM DEAN



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'LITTLE PICKETT'

CHURCH ROAD, COOKHAM DEAN, BERKSHIRE SL6 9UH

A beautifully presented detached thatched period house, having been the subject of a complete refurbishment and extension to provide a stunning family home in the heart of Cookham Dean. Cookham Dean has an historic Village Church, an excellent Primary school and several pubs/restaurants. Cookham Village and Cookham Rise are in close proximity and provide further shopping and amenities including a library, Medical Centre and branch line station which links via Maidenhead to London Paddington (Crossrail 2021). The popular riverside town of Marlow and the M4, M40 and M25 motorways are all easily accessible.

FOUR BEDROOMS : TWO BATHROOMS
ENTRANCE HALL : DRAWING ROOM/STUDY : FAMILY ROOM
KITCHEN : UTILITY ROOM : SHOWER ROOM
DOUBLE GLAZING THROUGHOUT : GAS FIRED CENTRAL HEATING
SUMMER HOUSE/ANNEXE, WITH KITCHEN AND CLOAKROOM
DETACHED DOUBLE OAK FRAMED GARAGE & DRIVEWAY PARKING
BEAUTIFUL GARDENS TO FRONT AND REAR EXTENDING TO 0.355 OF AN ACRE
EPC Rating: C

£1,350,000 FREEHOLD



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‘LITTLE PICKETT’, CHURCH ROAD, COOKHAM DEAN, BERKSHIRE SL6 9UH

This spacious detached family house is beautifully presented, providing bespoke contemporary accommodation yet in keeping with the charm of a period property.

The bright and airy kitchen/breakfast room is a wonderful entertainment/family room, with bifold doors giving an unobstructed view of the beautiful garden. The kitchen offers comprehensive storage, granite work surfaces, and a central island. The integrated appliances are Miele, and include a fridge freezer, two ovens, coffee machine and microwave. A wood effect tiled floor is both a practical and attractive element, and a “wood burning style” gas stove provides a charming feature.

The Utility room is conveniently located and includes a sink and space for washing machine/dryer.

A superbly fitted Cloakroom, with Shower enclosure.

The large Living Room/Diner has a double aspect and attractive inglenook style open fireplace.

There are two further reception rooms which provide flexible accommodation, currently used as a study and family room.

The first floor comprises of four bedrooms, including a large Master Bedroom, with built in wardrobes and plentiful eaves storage. Bedroom three benefits from an unusual vaulted ceiling. All the bedrooms overlook the gardens and trees which surround the property.

There are two bathrooms, the stunning main bathroom includes a free standing bath and large shower enclosure.

The garden is an undoubted feature of the property, and includes a wide selection of mature shrubs and specimen trees, and a stone terrace adjacent to the house.

To the rear of the garden there is a large picturesque SUMMER HOUSE that incorporates a kitchenette, cloakroom, and sun terrace, with built in gas barbeque, alongside a delightful garden pond. A vegetable garden can be found to the side and rear of the summer house.

The DOUBLE GARAGE is of a charming oak framed design with tiled roof and twin double doors, with a resin floor and Garage Tek storage.

***DIRECTIONS:** From our office in Lower Road, proceed towards Cookham Dean, take the left hand turning to Hills Lane and continue up the hill past the The Old Cricket Common and Church, after a short distance take the angled right hand fork into Church Road and follow the lane to the end where the subject property will be found on the right hand side.*

Viewings Highly recommended, contact

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TOTAL APPROX. FLOOR AREA 2671 SQ.FT. (248.1 SQ.M.)
 Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given
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