



WYX COTTAGE, COOKHAM DEAN

■ AUCTIONEERS ■
SURVEYORS ■ **PIKE
& SMITH
KEMP** ■ VALUERS ■
■ ESTATE AGENTS ■



‘Wyx Cottage’

Startins Lane, Cookham Dean, Berkshire SL6 9AN

An exceptional family home, being the perfect mix of handsome Edwardian period charm and spacious well proportioned accommodation, set in delightful gardens in excess of half an acre, nestled in the heart of Cookham Dean. This sought after thriving rural village surrounded by National Trust land has an historic Village Church, a selection of gastro pubs/restaurants, and an excellent Primary School. There are also a variety of highly regarded independent schools nearby. The picturesque riverside Cookham Village and Cookham Rise are in close proximity providing shopping and amenities including a Medical Centre, Sailing Club, Winter Hill Golf Club and a branch line station serving Paddington & Central/East London via Crossrail (2022). The picturesque riverside town of Marlow and the M4, M40 and M25 motorways are all easily accessible. Viewing highly recommended.

SUPERB, SPACIOUS FAMILY HOME WITH MANY PERIOD FEATURES

4 RECEPTION ROOMS, TWO WITH FEATURE FIREPLACES AND VIEWS OVER GARDENS * STYLISH ‘ANTHONY MULLAN’ KITCHEN WITH AGA, OPEN TO LIGHT & AIRY ORANGERY * UTILITY * CLOAKROOM * BOOT ROOM * 5 DOUBLE BEDROOMS * MASTER BEDROOM WITH LARGE EN-SUITE AND DRESSING AREA * GUEST BEDROOM WITH EN-SUITE * FURTHER FAMILY BATHROOM * DELIGHTFUL WEST FACING GARDENS IN EXCESS OF 0.5 ACRE, BEAUTIFULLY LANDSCAPED WITH PATIO, SUBTLE TERRACING, FRUIT & VEGETABLE GARDEN * FEATURE ‘HARTLEY BOTANIC’ GLASS HOUSE * DETACHED DOUBLE GARAGE (potential for room over) * DRIVEWAY PARKING FOR MULTIPLE CARS * ORIGINAL CELLAR POTENTIAL * GLORIOUS RURAL VIEWS * POTENTIAL TO CREATE TOP FLOOR GUEST/STAFF SUITE

GUIDE PRICE: £2,450,000.00 FREEHOLD




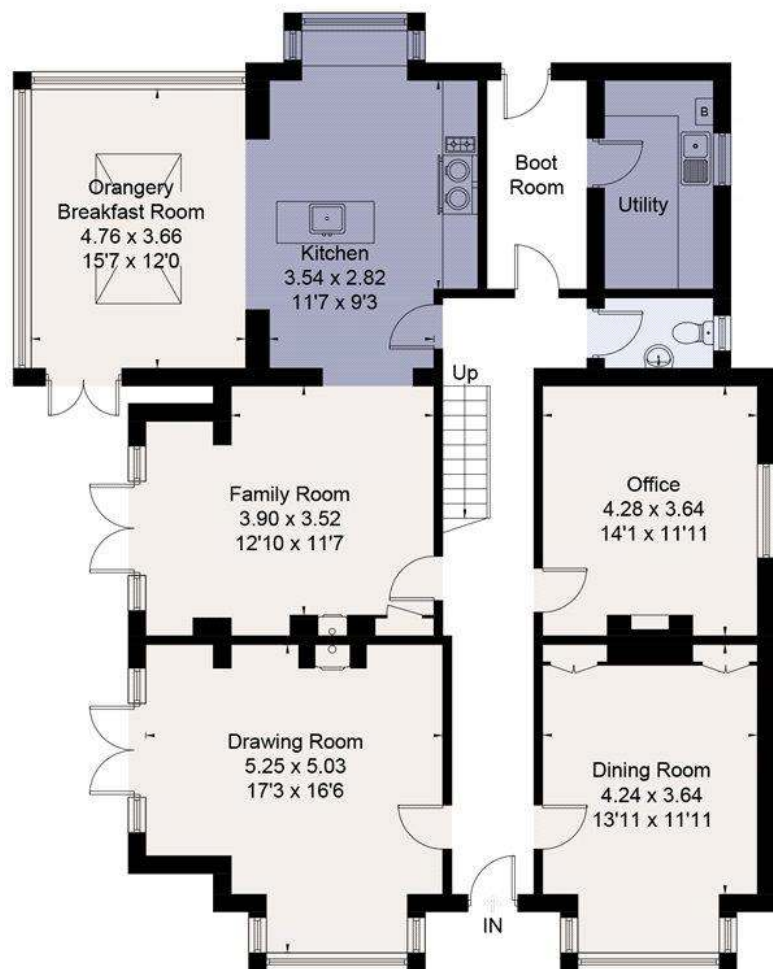
PIKE SMITH & KEMP
Lower Road, Cookham
Berkshire, SL6 9EH
alisonparry@pikesmithkemp.co.uk
cookham@pikesmithkemp.co.uk
01628 532010
www.pskweb.co.uk



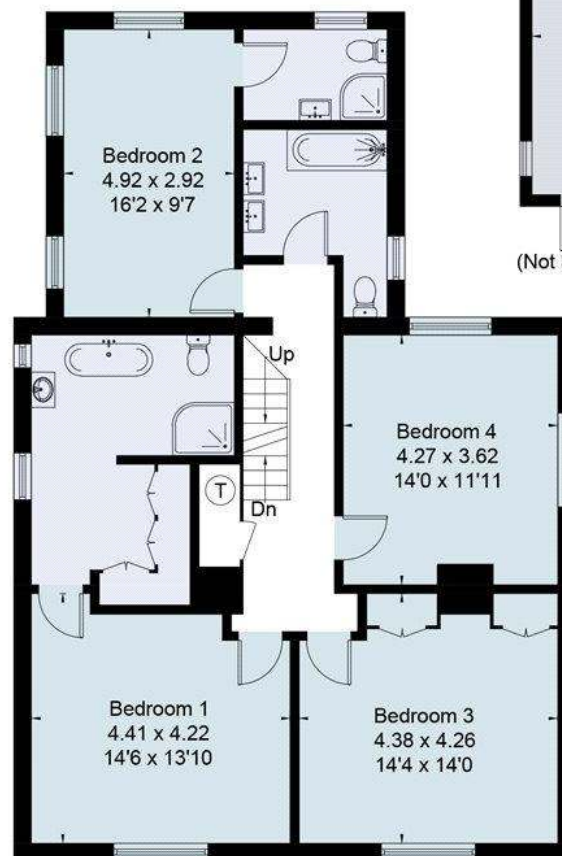
Approximate Area = 298.8 sq m / 3216 sq ft
 Garage = 38.3 sq m / 412 sq ft
 Total = 337.1 sq m / 3628 sq ft
 Including Limited Use Area (14.4 sq m / 155 sq ft)
 For identification only. Not to scale.

© Fourwalls

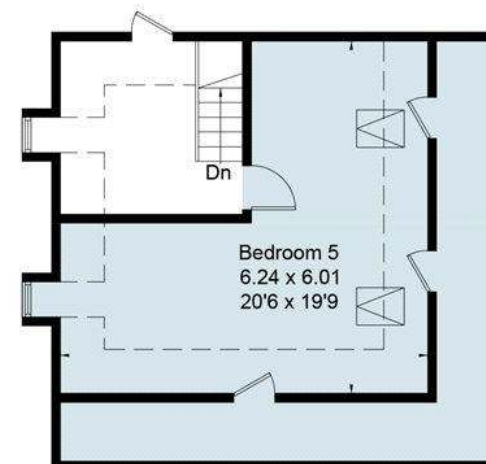
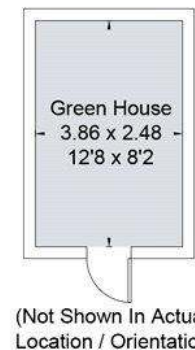
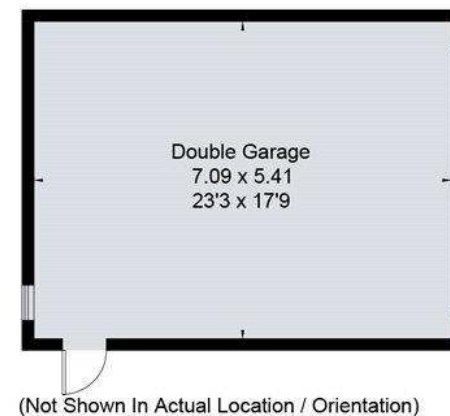
 = Reduced head height below 1.5m



Ground Floor



First Floor



Second Floor











