



# Pendarves

Bagshot Road, Englefield Green, Surrey

**STRUTT  
& PARKER**

BNP PARIBAS GROUP



## A gated, detached 4-bedroom home with a garage, set in a highly sought-after Surrey village

A beautifully presented family home featuring high-quality fixtures and fittings, tasteful neutral décor, and wooden flooring throughout the ground floor. Situated in a sought-after village, it offers convenient access to both local amenities and town centre facilities, as well as nearby road links and train stations



**2 RECEPTION ROOMS**



**4 BEDROOMS**



**3 BATHROOMS**



**GARAGE**



**LANDSCAPED GARDENS**



**FREEHOLD**



**VILLAGE**



**2,396 SQ FT**



**GUIDE PRICE  
£1,500,000**



### The property

Pendarves is an appealing part-weatherboarded, double-fronted family home that offers bright, versatile accommodation across two floors. Designed for practical, flowing everyday living, it includes high-quality fixtures and fittings and tasteful neutral décor, with exposed wooden flooring and underfloor heating throughout the ground floor, enhancing the home's cohesive feel.

The accommodation flows from a welcoming reception hall with useful storage, a cloakroom, a separate fitted utility room, access to the rear garden, and stairs to the first floor. The ground floor includes a dual-aspect sitting room featuring a fireplace with a living flame fire and French doors opening to the rear terrace, along with a front-facing study. Completing the accommodation on this level is a triple-aspect kitchen/dining room.

Opening from the reception hall, the kitchen is fitted with a range of Shaker-style wall and base units, a breakfast bar, complementary work surfaces and

splashbacks, and modern integrated appliances. It flows into a flexible dining area with ample space for a large table and seating, ideal for family life and entertaining, and features full-height glazing incorporating French doors to the side terrace.

On the first floor, the property provides a dual-aspect principal bedroom with a fitted dressing room and a modern en suite shower room with twin sinks. There are also three additional double bedrooms, one with its own en suite shower room, and a family bathroom equipped with both a bath and separate shower enclosure. All bathrooms have underfloor heating.



## Outside

Set behind tall fencing and boasting strong kerb appeal, the property is approached via an electric sliding wrought-iron gate. A paved driveway and forecourt provide private parking and give access to the attached garage, which includes an internal door to the rear garden.

The low-maintenance, wraparound garden to the side and rear of the property is of a manageable size, laid mainly to faux lawn with well-stocked flower/shrub borders. It contains multiple seating areas along with and paved rear and side terraces, accessible from the reception hall, sitting room and kitchen/dining room, the whole ideal for entertaining and al fresco dining.

## Location

Englefield Green is a picturesque village with a village green, variety of shops catering for day-to-day needs, restaurants and public houses, including the popular Barley Mow which is within striking distance of the property. Windsor Great Park is nearby and offers the

opportunity for leisure pursuits including walking, cycling and horse riding (subject to riding permits). Further shopping amenities are located in Egham and Windsor, whilst more extensive facilities may be found in Windsor and Staines.

For commuters, the M3, M4 and M25 motorways are within easy reach and rail connections to London (Waterloo) are available at Egham, Staines, Virginia Water, and Windsor.

The area is also known for its excellent range of schools, in both the state and independent sectors.



## Distances

- M25 (Jct 13) 2.5 miles
- M4 (Jct 6) 6.8 miles
- Egham 1.6 miles
- Virginia Water 1.6 miles
- Staines-upon Thames 3 miles
- Windsor 5 miles
- Ascot 5.9 miles
- Heathrow Airport 5.6 miles
- Central London 23.5 miles

## Nearby Stations

- Egham
- Virginia Water
- Staines
- Windsor & Eton Central
- Windsor & Eton Riverside

## Key Locations

- Windsor Castle
- Windsor Great Park
- Savill Garden

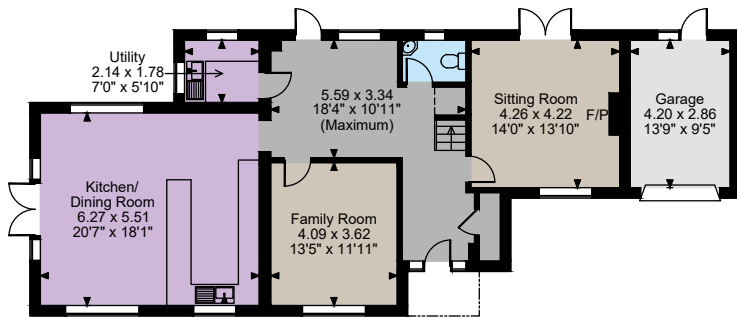
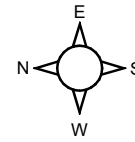
- Virginia Water Lake
- Windsor & Ascot Racecourses
- Runnymede (historic site)
- LEGOLAND Windsor Resort

## Nearby Schools

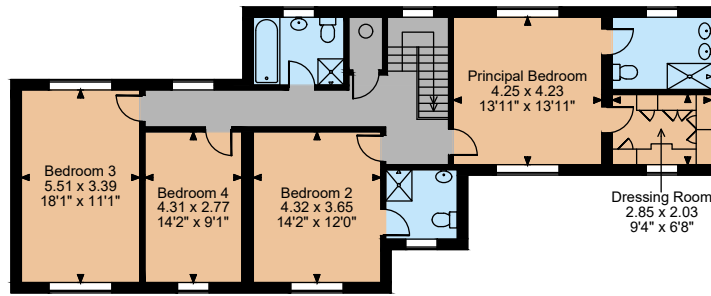
- St. Jude's C of E, Englefield Green
- St. John's Beaumont, Englefield Green
- Bishopsgate, Englefield Green
- ACS International, Egham
- TASIS, Thorpe
- Upton House, Windsor
- St. George's, Windsor
- Windsor Girls'
- Windsor Boys'
- Papplewick, Ascot
- Heathfield, Ascot
- St. George's and St. Mary's, Ascot
- Lambrook, Winkfield Row
- Royal Holloway University, Egham
- Eton College







Ground Floor



First Floor

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

House internal area 2,266 sq ft (211 sq m)

Garage internal area 130 sq ft (12 sq m)

Total internal area 2,396 sq ft (223 sq m)

For identification purposes only.

## Directions

Postcode: TW20 ORS

what3words: ///flock.certified.globe

## General

Local Authority: Borough Council - Tel. 01932 838383

Services: Mains electricity, gas, water and drainage.  
Under-floor heating to some rooms.

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

Council Tax: Band G

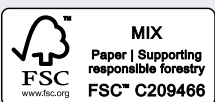
EPC Rating: C

## Windsor

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