



Collum Green Road  
Farnham Common, Buckinghamshire



## A substantial detached home with spacious and versatile accommodation and featuring a swimming pool.

Situated in a quite private drive and backing onto woodland.



### The property

A stylish detached house offering spacious accommodation over 2 floors and featuring an indoor swimming/leisure complex.

An impressive entrance hall leads to primary reception rooms and to the generous kitchen/breakfast room, well equipped with an excellent range of cupboards and integral appliances. There is a large island unit and ample space for a breakfast table and chairs. An elegant drawing room features a large inglenook fireplace as its focal point. Sliding doors lead into the garden, and there are double doors into the dining room. An additional reception room is currently being used as a ground floor bedroom.

Beyond the kitchen is a cosy family room, which in turn offers access to the swimming pool and to a studio room with vaulted ceiling. This room also opens into the spa room with heated swimming pool, spa bath, sauna and bar area.

On the first floor there are five double bedrooms, each with wardrobes, and two with en suite facilities.



## Outside

The property is approached over a private driveway servicing just three other houses. There is ample parking at the front and access to a double garage.

The rear garden is laid mainly to lawn, well screened by mature shrubs and bushes and backs into woodland. There is an enclosed area to the side which is currently home to some chickens and a shed/garden room. The total plot size is approximately a third of an acre.

## Location

Farnham Common is a sought-after village in South Buckinghamshire, known for its charming blend of countryside tranquility and modern convenience. Surrounded by the stunning Burnham Beeches, a National Nature Reserve, the area offers picturesque woodland walks, perfect for outdoor enthusiasts and families alike. Despite its peaceful setting, Farnham Common provides excellent local amenities, including Tesco Express, Sainsbury's Local, boutique shops, cafés, restaurants, and highly regarded state and

independent schools. Farnham Common also boasts a community Library and Sports Club offering, rugby, tennis, cricket, squash, along with fitness classes.

With easy access to Gerrards Cross and Beaconsfield, as well as excellent transport links to London via the Elizabeth Line and M40/M4 motorways, it is a prime location for commuters seeking a balance between rural living and city accessibility. This thriving village community, coupled with its beautiful green spaces and prestigious properties, makes Farnham Common a highly desirable place to call home.



## Distances

London Heathrow Airport approx. 16 miles

## Nearby Stations

- Gerrards Cross approx. 3.5 miles
- Beaconsfield approx. 4.5 miles
- Slough approx. 4.9 miles

## Key Locations

- Burnham Beeches
- Stoke Common Nature Reserve
- Black Park Country Park

## Nearby Schools

- Farnham Common Forest Schools
- Fulmer Infant School
- Dair House School
- Caldicott Preparatory School
- The Beaconsfield School
- Beaconsfield High School
- John Hampden Grammar School
- Burnham Grammar School



Approximate Gross Internal Area  
 Ground Floor = 298.9 sq m / 3,217 sq ft (Including Garage)  
 First Floor = 138.2 sq m / 1,487 sq ft  
 Garden House = 7.1 sq m / 76 sq ft  
 Total = 444.2 sq m / 4,780 sq ft



This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them.  
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## Floorplans

House internal area 4,780 sq ft (444.2 sq m) includes garage and garden house  
 For identification purposes only.

## Directions

SL2 3RH

what3words: ///twist.rests.arch

## General

Local Authority: Buckinghamshire

Services: mains gas, electric, water and drainage

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

Council Tax: band G

EPC Rating: D

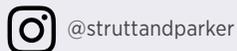
Tenure: Freehold

## Gerrards Cross

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