



Loch Lomond, 25 Fulmer Drive, Gerrards Cross,
Buckinghamshire

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& PARKER**

BNP PARIBAS GROUP

Loch Lomond

25 Fulmer Drive, Gerrards Cross, Buckinghamshire SL9 7HQ

An exceptional property, situated on the prestigious Fulmer Drive in Gerrards Cross. The property boasts over 8000 sq ft of accommodation.

Gerrards Cross mainline station 1.7 miles (London Marylebone, 23 minutes), M40 (Jct 2) 5.7 miles, M25 (Jct 16) 10.1 miles, Heathrow Airport (Terminal 5) 12.3 miles, Central London approx 21 miles

Reception hall | 2 Cloakrooms | Living room
Family room | Dining room | Kitchen/breakfast room | Utility room | Cinema room | Playroom
Principal bedroom with en suite and dressing room | Two further first floor bedrooms and bathroom | Annexe with two bedrooms and shower room | Two second floor bedrooms and a shower room | Garden | Double garage
EPC Rating D

The property

Upon entering the property, the large reception hall features a grand staircase. The accommodation includes a cinema room, family room, a good size living/dining room and an orangery leading to the well-equipped kitchen/breakfast room. Off the kitchen is another part of the house with its own entrance and this includes a family room/playroom and the utility room. Two cloakrooms complete the ground floor accommodation.

On the first floor, the principal suite bursts with elegance, comprising two dressing rooms and a large en suite bathroom. There is another bedroom with an en suite bathroom and a separate bedroom with a dedicated bathroom.

On the second floor there are two generously sized double bedrooms and a well-designed family bathroom. This area provides additional privacy and tranquillity, ideal for guests or family members seeking their own space.

The annexe area of the house offers further versatility with two additional bedrooms, both serviced by a well-appointed family bathroom. This space could serve as a guest wing, a home office, or accommodation for staff members, providing endless possibilities to suit your needs.

Outside

The property is approached via electric gates and provides access to the double garage with secure parking for your vehicles and additional storage space. To the rear, the private and secluded garden has a level lawn and a delightful pool awaits at the end of the garden, offering a refreshing escape during warm summer days.

Location

Gerrards Cross offers a wide range of shopping facilities, including Waitrose and Tesco, as well as a host of independent stores and a good number of varied restaurants, hotels, public houses, an Everyman cinema and community library.

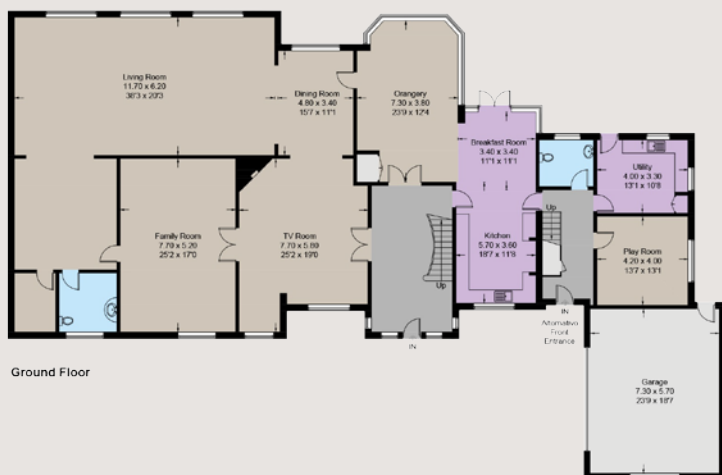
Ideal for the commuter, the motorway network can be accessed at Junction 1 M40 (Denham), linking to the M25, M1, M4 and Heathrow/Gatwick airports, while Gerrards Cross station boasts a speedy Chiltern Rail link to London Marylebone.

South Buckinghamshire is renowned for its excellent range of schooling for boys and girls, including Dr Challoner's Grammar School, Dr Challoner's High School, Beaconsfield High School, Gerrards Cross CofE School (all rated Outstanding by Ofsted), together with a good selection of noted independent schools including St Mary's, Thorpe House, Gayhurst and Maltman's Green.





Floorplans
House internal area 8,169 sq ft (759 sq m)
For identification purposes only.



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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Directions

From Strutt & Parker's office in Gerrards Cross proceed south towards the A40 Oxford Road. At the traffic lights go straight on into Windsor Road. At the next set of traffic lights turn left into Dukes Wood Drive which then becomes Fulmer Drive. The property can be found just before The Uplands on the left hand side.

General

Local Authority: South Buckinghamshire Council

Services: Mains gas, electric, water and drainage.

Council Tax: Band H

Tenure: Freehold

Offers in excess of: £4,000,000

Gerrards Cross

83 Packhorse Road, Gerrards Cross SL9 8PJ

01753 891188

gerrardscross@struttandparker.com
struttandparker.com

[@struttandparker](https://twitter.com/struttandparker)

[/struttandparker](https://facebook.com/struttandparker)

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