



8 Long Walk Villas  
76a Kings Road, Windsor, Berkshire

STRUTT  
& PARKER  
BNP PARIBAS GROUP

# Set within an exclusive gated development, a 5-bedroom townhouse with views of Windsor Castle and the Long Walk

A classically designed, and beautifully appointed townhouse, set within a prestigious gated development opposite the Long Walk and within striking distance of Windsor town centre and its two stations



**2 RECEPTION  
ROOMS**



**5 BEDROOMS**



**3 BATHROOMS**



**GARAGE &  
PARKING**



**PRIVATE  
GARDEN &  
3 BALCONIES**



**FREEHOLD**



**TOWN**



**SQ FT**



**GUIDE PRICE  
£2,575,000**

## The property

A handsome red brick townhouse, set within a secure gated development built by the highly regarded Octagon Developments, and occupying a supreme position overlooking the Long Walk, with views of Windsor Castle.

The property showcases a stylish, modern interior and outstanding attention to detail throughout, complemented by a creatively designed, low maintenance tiered rear garden.

On the ground floor, a smart reception hall, with sleek polished flooring, sets the tone upon entering the property. Stairs lead up to a small landing where there is a useful cloakroom, access to the integral garage, and steps leading up to the impressive kitchen/breakfast/family room. The kitchen is extensively fitted with a range of units and integrated appliances, and there is ample space for a dining table, in addition to a dedicated seating area with two sets of French doors opening out to the rear garden.

The first floor is arranged to provide elegant and well-designed living space with a drawing room and dining room that are linked, allowing for a flexible open-plan feel while maintaining distinct zones for different functions. The drawing room features a contemporary fireplace, and two sets of French doors opening out to a roof terrace, perfect for relaxation or entertaining, whilst the dining room enjoys direct access to a balcony overlooking the Long Walk.

The remaining levels offer four bedrooms (one with an en suite shower room), a family bathroom and two cloakrooms, along with a principal suite that exclusively occupies the top floor and features a luxurious en suite bathroom and a private terrace with superb views of the Long Walk.



## Outside

Located in a prestigious setting and set behind electrically operated wrought-iron gates, the property features impressive frontage, with impressive Long Walk views. In addition to the integral garage, there is also visitors' parking.

The modern, low-maintenance tiered rear garden is beautifully structured, combining clean lines of contemporary design with faux lawn, natural materials and layered greenery. Paved step lead up to a paved terrace that provides a superb area for al fresco dining and entertaining space. Raised flower/shrub beds add visual interest.

## Location

Long Walk Villas is situated on the highly sought-after Kings Road, ideally situated within striking distance of Windsor town centre with its wide range of shopping facilities and two train stations. The property is enviably located opposite the Long Walk, leading from Windsor Castle and providing a scenic three-mile walk to the impressive Copper Horse statue at the end.

### Distances

- M4 (Jct 6) 2.5 miles
- M25 (J13) 6.2 miles
- Windsor High Street 0.4 miles
- Windsor & Eton Riverside Station 0.9 miles
- Windsor and Eton Central Station 1 mile
- Heathrow Airport (T5) 9.7 miles
- Central London 24 miles

### Nearby Stations

- Windsor Castle
- The Long Walk
- Windsor Leisure Centre
- Windsor Racecourse
- Savill Garden
- Windsor Great Park
- Virginia Water Lake
- Ascot Racecourse
- Legoland

Nearby Windsor Great Park provides around 5,000 acres of green space to explore, and the quaint town of Eton lies just across the River Thames, and is accessible on foot from Windsor town centre via Eton Bridge.

Communication links are excellent with the two nearby railway stations providing regular services to both London Paddington and London Waterloo; there is easy access to the M4 and M25 motorways and Heathrow Airport.

Sport and leisure amenities include horse racing and polo at Windsor and Ascot, world-class golf courses, and boating and rowing on the River Thames. Family attractions include Windsor Castle, the Theatre Royal, and LEGOLAND Windsor Resort.

Windsor is also fortunate to be in close proximity to some of the country's finest schools including St. George's and Upton House in Windsor, and Eton College.



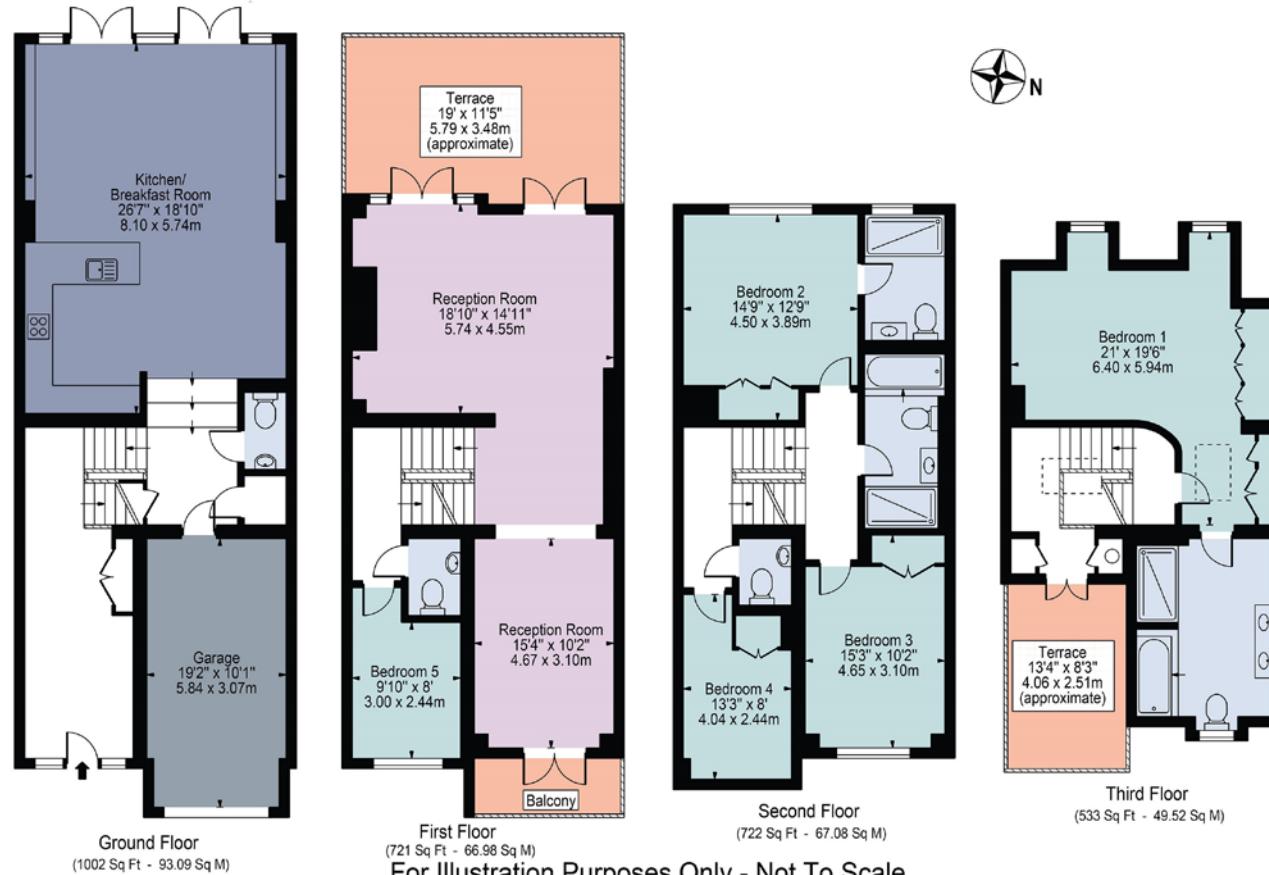
### Key Locations

- Windsor & Eton Central Station
- Windsor & Eton Riverside Station
- Datchet Station
- Slough Station (Elizabeth Line)

### Nearby Schools

- Windsor Boys' School
- Windsor Girls' School
- St. George's School, Windsor
- Upton House, Windsor
- Eton College
- Lambrook, Winkfield Row
- Bishopsgate, Englefield Green
- St. John's Beaumont, Old Windsor
- Papplewick, Ascot
- St. George's, Ascot





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## Floorplans

House internal area 2,788 sq ft (259.02 sq m)  
Garage internal area 190 sq ft (17.65 sq m)  
Total internal area 2,978 (276.67 sq m)  
For identification purposes only.

## Directions

Post Code: SL4 2AH

**what3words:** ///title.rush.bend will bring you to the entrance to Long Walk Villas

## General

**Local Authority:** Royal Borough of Windsor & Maidenhead - 01628 683800

**Services:** Mains electricity, gas and drainage

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

**Service Charge:** £2,400 p.a.

**Council Tax:** Band G

**EPC Rating:** B

## Windsor

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