



Oakwood Estates proudly presents a rare opportunity to acquire this distinguished turn-of-the-century detached residence, nestled on the picturesque border of Iver Heath and Uxbridge. Combining timeless period grandeur with modern comfort, the property is set within approximately 1.75 acres of beautifully landscaped grounds and accessed via electronically controlled gates, offering an ideal blend of privacy, security, and convenience. Extensive parking is also available for both residents and guests.

The residence provides exceptional living space, featuring eight generously proportioned bedrooms. The master suite and three additional bedrooms benefit from en-suite facilities, including one with a Jack and Jill design—perfect for siblings or visitors. A stylishly appointed family bathroom serves the remaining bedrooms, ensuring comfort throughout the home.

At the heart of the property lies a spacious, fully equipped kitchen, supported by multiple utility rooms designed to meet the demands of modern family life. Two elegant reception rooms provide versatile space for both formal entertaining and relaxed everyday living, enhanced by an abundance of natural light and the comfort of gas central heating throughout.

Conveniently located within walking distance of Uxbridge Town Centre, the home offers easy access to a wide range of amenities, including shops, restaurants, and highly regarded schools. For commuters, the M40, M25, and M4 motorways, as well as nearby Underground and mainline stations, provide superb transport connections.

This is a truly rare chance to secure a landmark residence that delivers space, style, and convenience in equal measure. Please note: the grounds also contain an annexe and a separate cottage, both currently tenanted.

Property Information

- FREEHOLD PROPERTY
- GRAND EIGHT BEDROOM DETACHED HOUSE
- GATED PARKING FOR NUMEROUS CARS
- EPC - D
- 1.9 ACRE GARDEN

- COUNCIL TAX BAND H (£4,803 P/YR)
- BRAND NEW KITCHEN & CARPETS
- FOUR BATHROOMS - 3 ENSUITES
- COUNCIL TAX BAND - H
- NO CHAIN

x8	x2	x4	x15	Y	N
Bedrooms	Reception Rooms	Bathrooms	Parking Spaces	Garden	Garage

Tenure

Freehold Property

Council Tax Band

H (£4,803 p/yr)

Plot/Land Area

1.90 Acres (7,690.00 Sq.M.)

Mobile Coverage

5G Voice and Data

Internet Speed

Ultrafast

Transport Links

The property is conveniently located within easy reach of Burnham, Slough, and Taplow stations, providing excellent rail connections. It also offers great access to the M4 at Slough and the M40 at Beaconsfield Old Town, making it ideally positioned for commuters.

Area

Iver is located in the county of Buckinghamshire, South East England, four miles east of the major town of Slough, and 16 miles west of London. Located within walking distance of various local amenities and less than 2 miles from Iver train station (Crossrail), with trains to London, Paddington, and Oxford. The local motorways (M40/M25/M4) and Heathrow Airport are just a short drive away. Iver Heath has an excellent choice of state and independent schools. The area is well served by sporting facilities and the countryside, including Black Park, Langley Park, and The Evreham Sports Centre. The larger centres of Gerrards Cross and Uxbridge are also close by. There is a large selection of shops, supermarkets, restaurants, and entertainment facilities, including a multiplex cinema and a Gym.

Schools

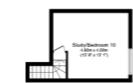
The property is well served by a selection of highly regarded primary and secondary schools, all within easy reach. Primary options include Claycots School, St Anthony's Catholic Primary School, and Mary's Farnham Royal CofE Primary School, each offering outstanding education for younger children.

For older pupils, Beechwood School, Baylis Court School, and Burnham Grammar School provide excellent secondary education. There are many more options in the area, making this an ideal location for families seeking quality schooling in a convenient setting.

Council Tax

Band H

Floor Plan



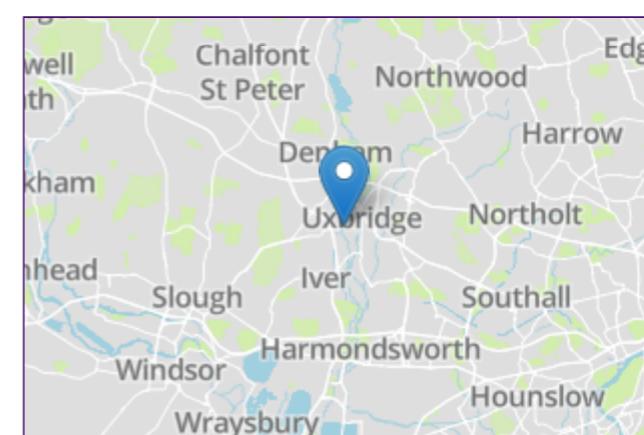
Attic Room

Floor area 19.8 sq.m. (213 sq.ft.)

Total floor area: 588.2 sq.m. (6,332 sq.ft.)

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.Propertybox.io

Prospective purchasers should be aware that these sales particulars are intended as a general guide only and room sizes should not be relied upon for carpets or furnishing. We have not carried out any form of survey nor have we tested any appliance or services, mechanical or electrical. All maps are supplied by Govview.co.uk from Ordnance Survey mapping. Care has been taken in the preparation of these sales particulars, which are thought to be materially correct, although their accuracy is not guaranteed and they do not form part of any contract.



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs (92+)	A	
(81-91)	B	
(69-80)	C	76
(55-68)	D	
(39-54)	E	59
(21-38)	F	
(1-20)	G	
Not energy efficient - higher running costs		
England, Scotland & Wales		
EU Directive 2002/91/EC		