



Orchard Manor Birch Lane, Ascot, SL5 8RF

Guide price £2,350,000





Orchard Manor Birch Lane

Ascot, SL5 8RF

- 5 bedrooms
- 5 bathrooms
- 5 receptions rooms
- Grounds of approximately 0.5 of an acre
- Double garage
- Carport
- Self contained annexe
- South West facing gardens

Orchard Manor is an impressive family home, set in mature and attractive grounds of approximately 0.5 of an acre. Built to a high specification throughout, the house has a wonderful range of flexible entertaining and family space. All of the principle reception rooms are found off the entrance hall, with the formal rooms backing onto the South facing gardens. The kitchen is the real focal point of the house, leading into the Orangery, with a triple aspect overlooking the gardens. On the first floor there are five bedroom suites, all with ample space for storage and family life. The house has all of the spaces needed for modern life including, 2 guest cloak rooms, utility room, double garage and a self contained 1 bedroom annexe over the garage.

The house is approached via electric gates, which open onto the impressive driveway providing ample off street parking space and access to the double garage and carport.

The gardens and grounds extend to approximately 0.5 of an acre and are an extremely attractive feature, providing both interest and colour throughout the seasons as well as privacy. Mainly laid to lawn, with attractive formal boarders filled with shrubs, specimen trees and plants, all designed to be attractive whilst being easy to maintain.



Kitchen/Breakfast Room





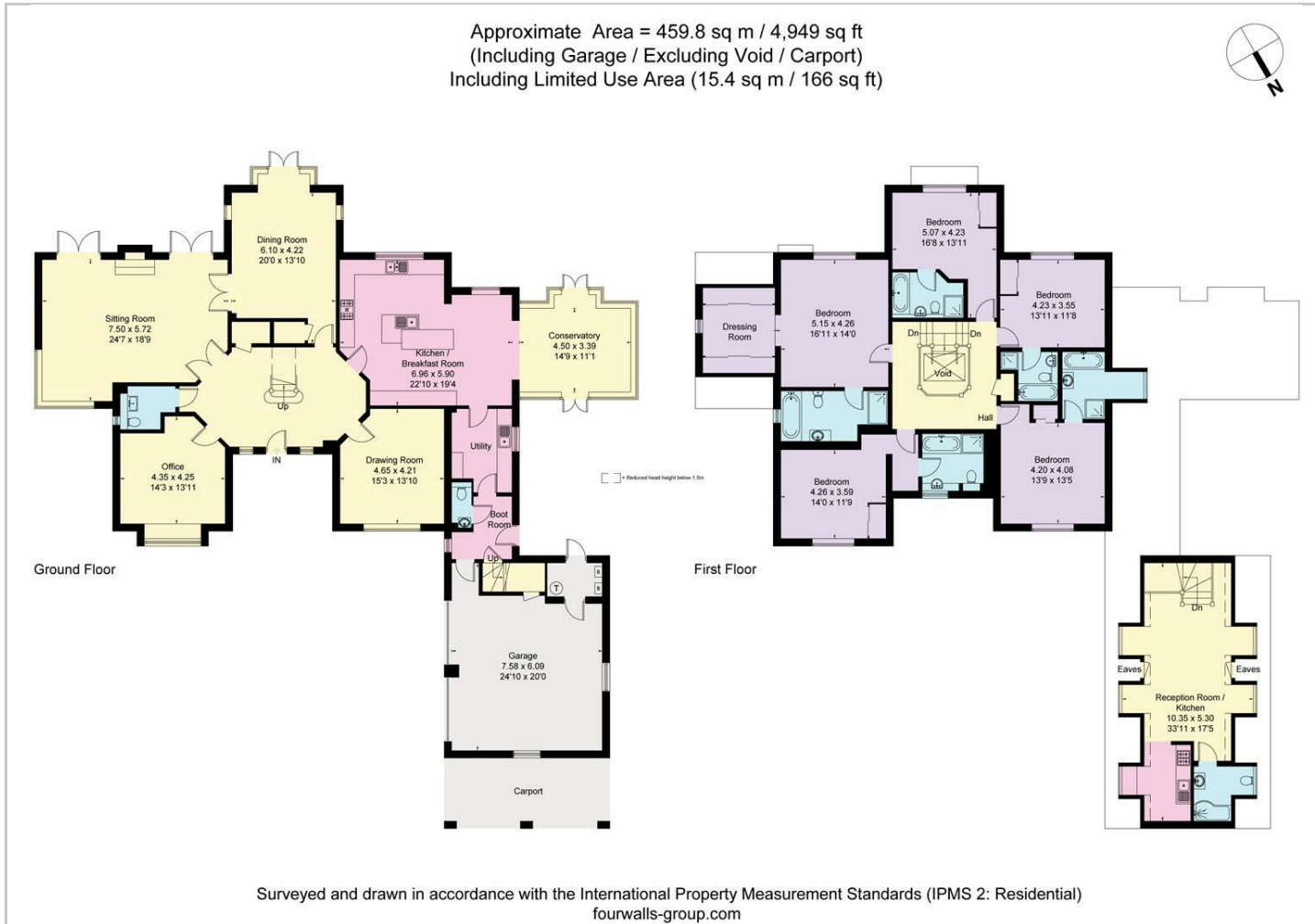
Directions

From Ascot High Street head West towards Heatherwood hospital. At the roundabout take the second exit onto the A329. Then at the second set of traffic lights (by The Royal Foresters) turn right onto Priory Road. At the top of Priory road take a sharp left onto Long Hill Road. After about 300 yards Birch Lane is on your right hand side. Orchard Manor is down towards the end of the lane on the left hand side.

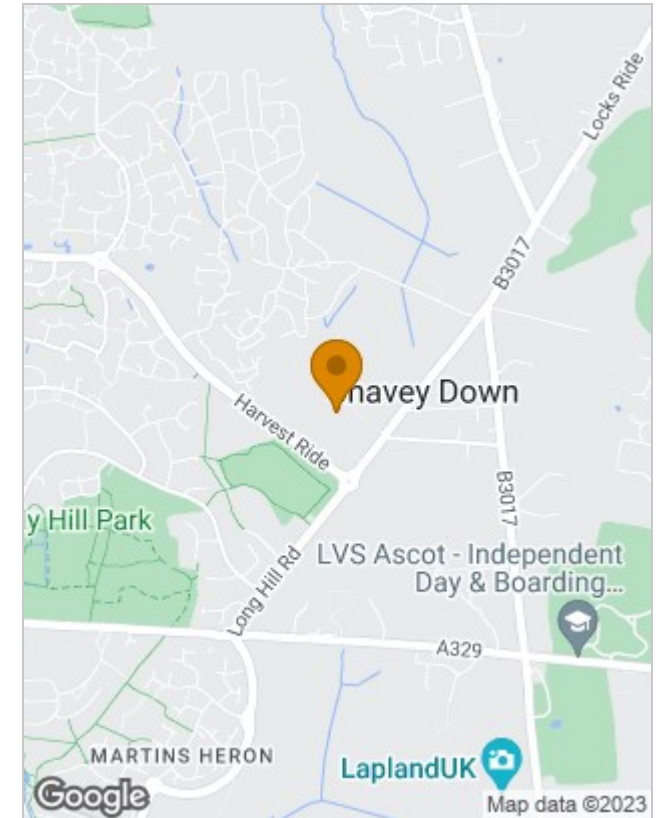




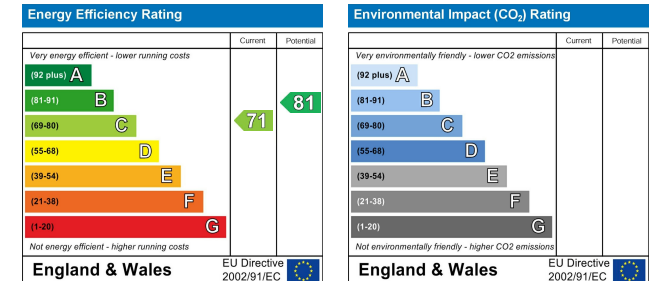
Floor Plans



Location Map



Energy Performance Graph



Viewing

Please contact our Fisher & Partners Ltd Office on 01344 948866 if you wish to arrange a viewing appointment for this property or require further information.

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