



RUNNYMEDE HOUSE
Old Windsor

Carter Jonas

**RUNNEMEDE HOUSE
PRIEST HILL
OLD WINDSOR
SURREY
SL4 2JN**

AN IMPRESSIVE EDWARDIAN RESIDENCE EXUDING ARCHITECTURAL GRANDEUR, COMPLEMENTED BY A COACH HOUSE, MATURE GROUNDS, AND LEISURE AMENITIES.

NESTLED WITHIN A THAMES-SIDE SETTING, THE PROPERTY EXTENDS TO APPROXIMATELY 5.5 ACRES OF GROUNDS.

Main House: · Reception hall · 9 Reception rooms
9 Bedrooms · 7 Bathrooms

Coach house: Staff flat · Three Garages · Workshop

Outside: Mature grounds · Parking · Swimming pool
Tennis court · Woodland Spinney. In all around 5.5 acres

RUNNEMEDE HOUSE

Stepping into Runnymede House, one is immediately struck by its architectural grandeur and timeless allure. The grand reception hall has a wonderful staircase with oak banister rail, a double architectural feature archway and marble post. There is a fireplace with surround and mantelpiece, French doors to the rear garden and doors to principal reception rooms.

Imposing Drawing room with renaissance stucco plaster ceiling, oak floor, and large central fireplace with marble surround and mantelpiece. A wonderful full height bay window affords excellent natural light with a window seat overlooking the house gardens. The room is completed by book shelving and French doors to garden.

The Impressive dining room comprising a central fireplace with surround and mantelpiece, attractive ornate crossed wood ceiling, and large full height arched sash windows providing excellent natural light and views over the house gardens.





Family room comprising fireplace with marble surround and dual aspect windows. Orangery with double glazed windows, tiled floor, and door to garden.

An inner hallway with doors to remaining ground floor rooms and a second staircase to first floor. There is a playroom with a fireplace, which is well located opposite the kitchen, and Games room with window to front aspect.

The kitchen breakfast room has space for breakfast table, and comprises a range of kitchen cabinets, sink and large Aga range. Utility room with two cold shelves. Laundry room with shelving and sink. Ground floor shower room. There are two cellars, one with one room and a second with several rooms with restricted head height.

The first floor has a large reception landing. The principal bedroom is a large room with fireplace and dual aspect windows and is complimented by a dressing room and ensuite bathroom. Bedroom two is a double room comprising a fireplace with stone surround and mantelpiece. Dressing room and ensuite and walk in wardrobe.

There is a first floor Cinema room with central fireplace which has an attractive carved stone surround. There is an adjoining media room and separate toilet off the landing. An inner landing provides access to the remaining rooms on the first floor which comprise a guest bedroom with fireplace and ensuite, and three further bedrooms. The first floor is completed by a bathroom and laundry room.

The second floor has two double bedrooms with a Jack and Jill ensuite. Two further double bedrooms and a bedroom with an interconnecting study room.

COACH HOUSE

Attached to the main house the coach house has a useful first floor flat which comprises a hall, sitting room, kitchen with range of cabinets, two bedrooms and bathroom. The ground floor comprises a central coach house door with flanking garage doors. There is also a workshop.



"SELLER INSIGHT"

'Nestled in a place of great historical significance, Runnymede House offers a unique blend of charm and convenience. Located just 15 miles from the outskirts of London and 8.5 miles from Heathrow, Runnymede House is perfectly situated for both city access and serene countryside living. It is a mere 3.4 mile drive to Windsor Castle and Windsor Great Park and adjacent to the Kennedy Memorial and the River Thames. Runnymede is famously known as the site where the Magna Carta was signed.'

This area was inhabited by the English Royal family for centuries up until Windsor Castle was built. Imagine strolling along one of the most enchanting walks beside the River Thames, where history and nature intertwine seamlessly. In the 1920s King George V and Queen Mary would take their boat along the Thames from Windsor Castle to visit their friends at Runnymede House.

During the current owner's tenure, weekends at Runnymede House were legendary, with guests flocking to enjoy tennis, swimming and croquet, in tree lined gardens or enjoying the beautifully designed spaces within the house.

Although the past decade has seen quieter times, Runnymede House is now poised for a new family to breathe life back into its storied halls. The floor plan and layout are very functional allowing for privacy and plenty of room for social gatherings. Therefore, renovation does not require much internal reorganisation. The detail and craftsmanship of the crown mouldings, doorways, trim, and baseboards are made with top notch materials which would be expensive and difficult (if not impossible) to replicate today.



OUTSIDE

The property is approached through double wooden gates onto a sweeping driveway which is flanked by mature trees and lawns which lead to the front of the house with generous parking. The driveway continues to the side of the house leading to the coach house, providing further parking and a useful storage area.

The wonderful grounds comprise lawns, mature trees, and a small spinney. A raised terrace which is perfect for entertaining guests wraps around the side and rear of the property providing views over the gardens. There is a disused open air oval swimming pool with a pool house and seating area, which is a perfect area to relax and entertain. Disused hard surface tennis court.

ADDITIONAL INFORMATION

Tenure: Freehold

Services: Mains electric, gas, water, drainage

Local Authority: Royal Borough of Windsor and Maidenhead

Directions: What3Words: become.tricks.noisy





Runnymede House, Priest Hill, Old Windsor

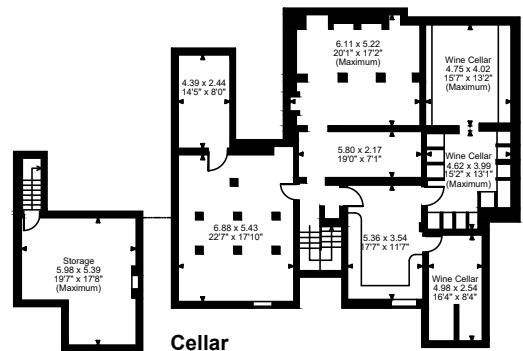
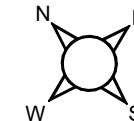
Approximate Gross Internal Area

Main House = 13,473 sq ft / 1,252 sq m

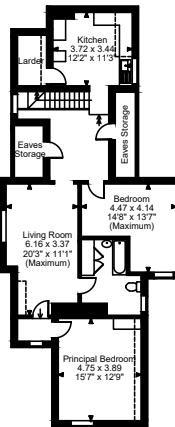
Outbuildings = 716 sq ft / 67 sq m

Coach House & Flat = 2,156 sq ft / 200 sq m

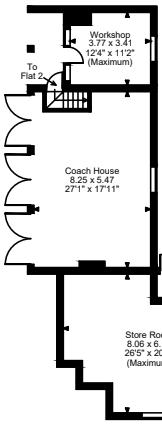
Total = 16,345 sq ft / 1,519 sq m



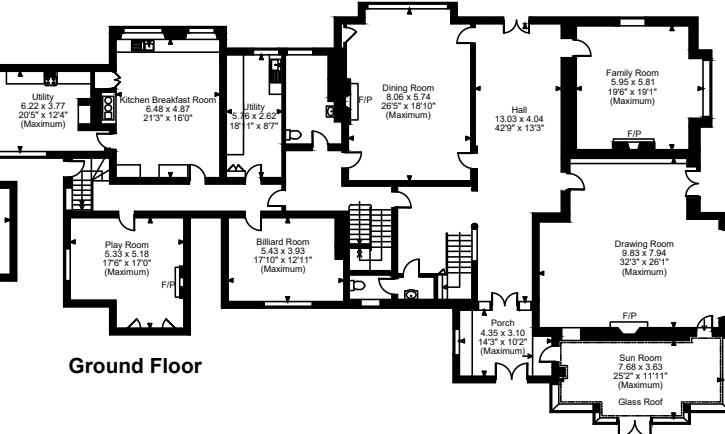
Cellar



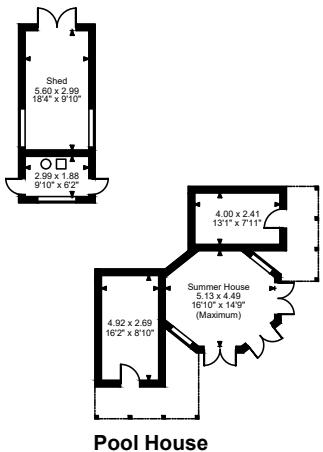
Flat



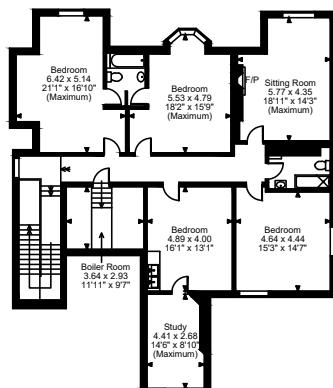
Coach House



Ground Floor



Pool House



Second Floor



First Floor

FOR ILLUSTRATIVE PURPOSES ONLY - NOT TO SCALE

The position & size of doors, windows, appliances and other features are approximate only

[—] Denotes restricted head height

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