Hamptons
INTERNATIONAL



Upper Ham Road, Ham Common, TW10

4 3 3

£2,700,000
(£2,695,000)

Property details



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Key features

- **Historical Landmark Property**
- **Ham Common Location**
- **Beautiful Gardens**
- **Ample Gated Off Road Parking**
- **Four Bedrooms**
- **Lovely Views**

*Prices are subject to change, pound sterling price is converted using Bank of England exchange rates

Description

Striking historical house overlooking Ham CommonSet behind an attractive high wall and with ample off street parking, this beautiful double fronted semi-detached home has been breathtakingly restored by the current owners to create a very stylish and unique home. Originally dating from the eighteenth century the house has been creatively and sensitively renovated over the years and provides well balanced family accommodation. The ground floor is ideally separated into two lovely reception rooms; one with French doors leading directly to the rear garden and the kitchen-breakfast room is a wonderful contemporary entertaining space and perfect for the modern family. On the upper floors, there is an outstanding principal bedroom suite with a brand new en-suite bathroom. Completing the upper floors is a further three double bedrooms, bathroom, shower room and utility cupboard. The period charm and integrity of the house is beautifully intact, with a number of notable features such as lovely fireplaces, an elegant staircase and a gorgeous Georgian fanlight above the entrance door.The front of the property faces west and the rooms on this side of the house enjoy fantastic views over picturesque Ham Common. The stunning walled gardens surround the house with the largest section being south facing and predominantly laid to lawn, with beautifully established trees and borders. To the north side of the house there is a gated, hardstanding area that provides secure off street parking for several vehicles.SituationOak Lodge is enviably perched on the edge of the beautiful Ham Common, providing a delightful setting surrounded by trees and green space. The Common is crossed by an avenue that forms part of the southern approach to historic Ham House. There is a village pond near the western corner which attracts water fowl and other wildlife.Approximate line of sight distances from Oak Lodge:• Central London - 9 miles• Heathrow Airport - 6 miles• Richmond Station - 2 milesAccess to Richmond Park, with its 2500 acres of deer inhabited national nature reserve parkland, is at the end adjacent Church Road via Ham Gate. Ham House and Garden (National Trust) and the River Thames; all very accessible on foot. Other attractions of the area are Ham Polo Club, Richmond Golf Club and Petersham Nurseries. Schooling in the area is also excellent with The German School London and Grey Court School being two of the closest. Property Ref Number: HAM-52253







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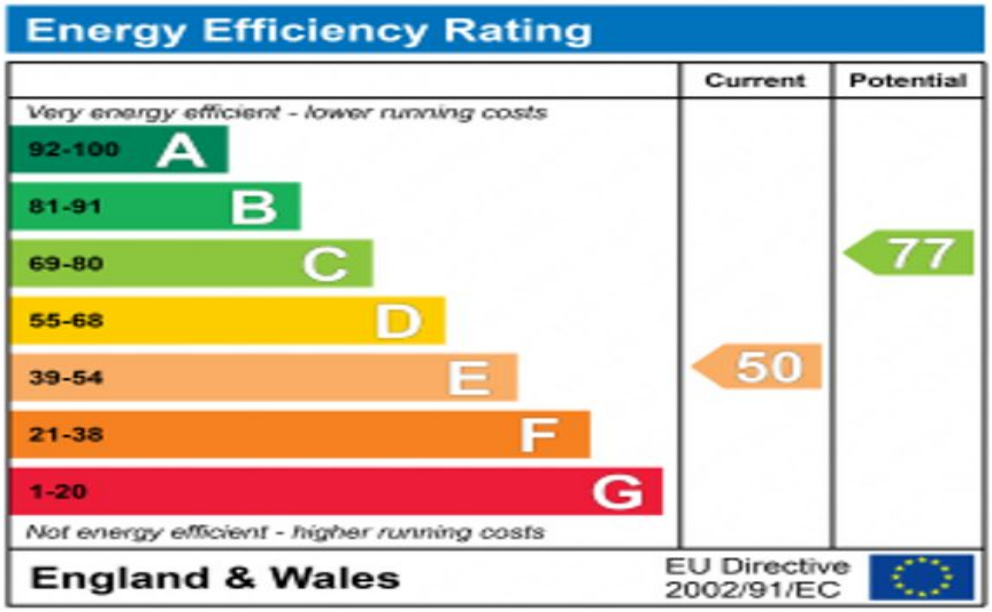


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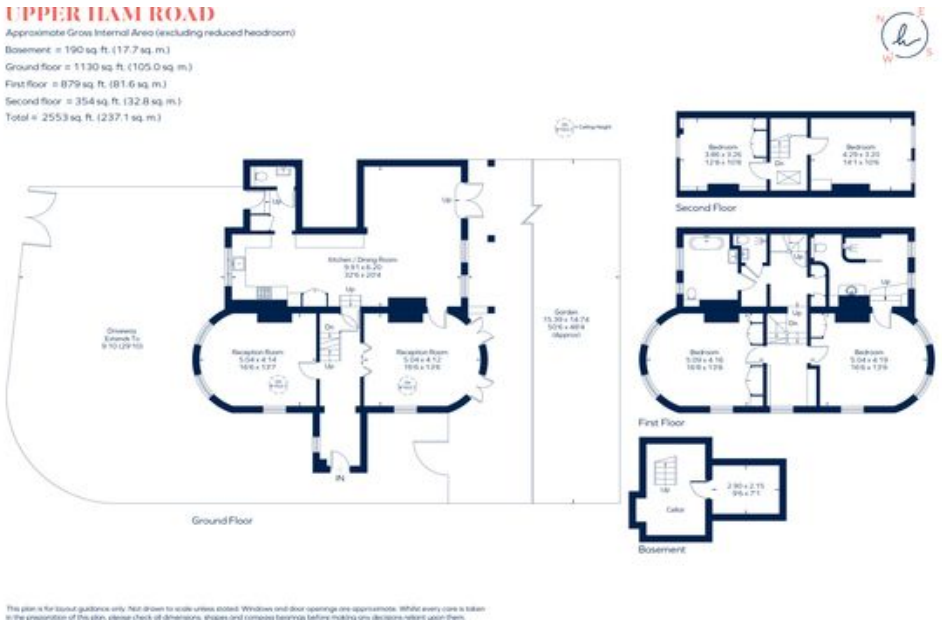




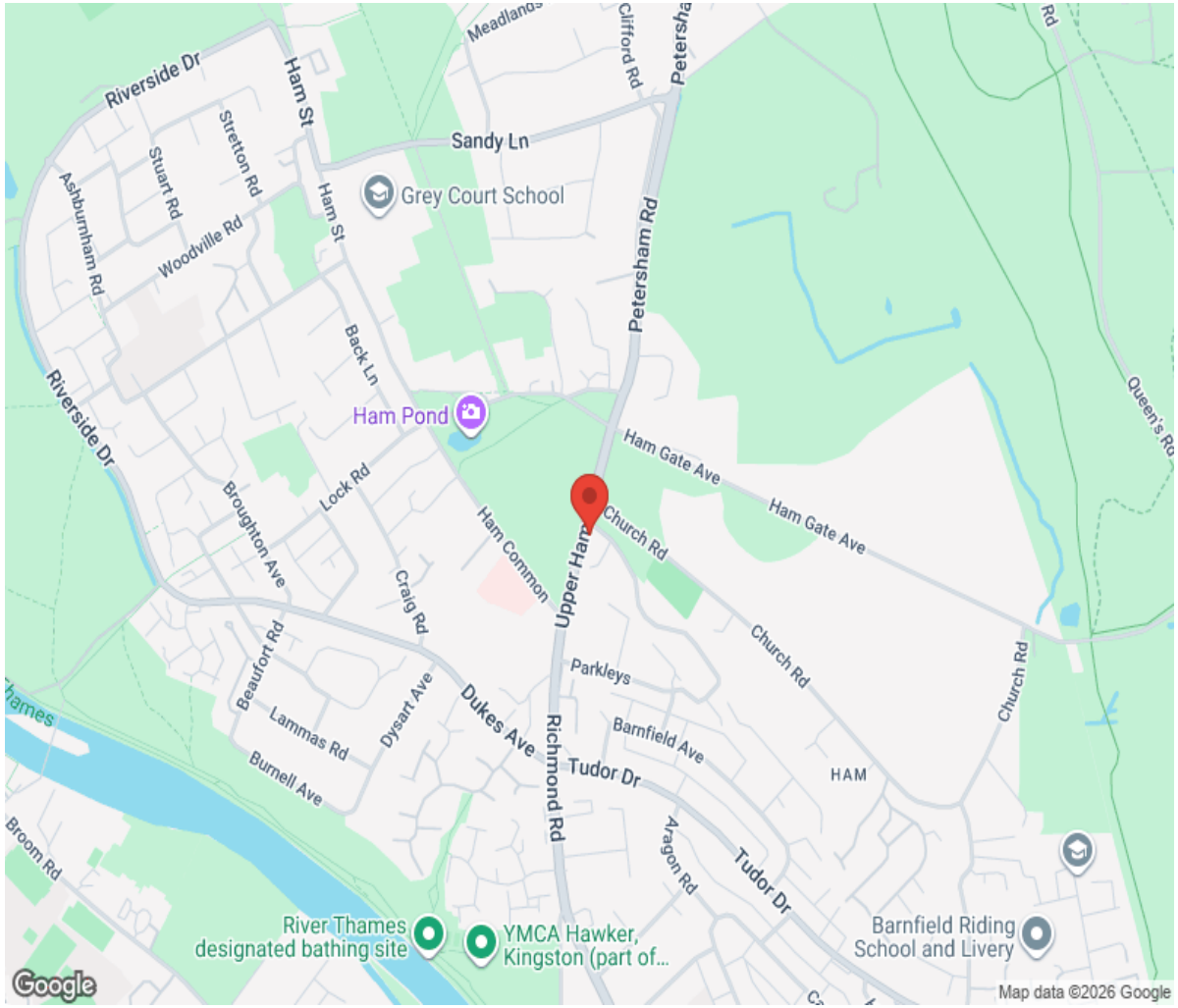
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Floor plan



Location





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