

**WAKELINS END  
COOKHAM**







## **5 WAKELINS END, COOKHAM, SL6 9TQ**

An immaculately presented four double bedroom extended family property with spacious living accommodation, including a superb kitchen/family dining area, snug/tv room, a large utility/boot room space plus a home/office /study with patio doors to the garden. The property benefits from wrap around gardens with lovely views over farmland to the rear and is in a perfect location in Cookham Rise as it is within a short walk of all local amenities including the highly regarded Cookham Rise Primary School, Cookham train station providing a branch line service to Maidenhead serving Paddington & Central/East London (Crossrail/Elizabeth Line giving direct access to Bond Street, Tottenham Court Road, Farringdon and Canary Wharf). Cookham Rise benefits from a large selection of shops, cafes and restaurants. Glorious countryside walks and the River Thames are nearby, together with many sporting facilities including cricket club, sailing club and golf club. Heathrow airport, the M40, M4 & M25 are also within easy reach.

**FOUR DOUBLE BEDROOMS ONE WITH ENSUITE AND FAMILY BATHROOM  
MAIN BEDROOM WITH LOVELY FARMLAND VIEWS**

**ENTRANCE HALLWAY : WC/CLOAKROOM  
OPEN PLAN KITCHEN/DINING/FAMILY ROOM WITH BIFOLD DOORS OPENING TO TERRACE  
SNUG/TV ROOM  
STUDY/HOME OFFICE  
SPACIOUS UTILITY/BOOT ROOM WITH AMPLE STORAGE  
WRAP AROUND GARDENS WITH LARGE TERRACE FOR ENTERTAINING  
DRIVEWAY WITH SPACE FOR SEVERAL VEHICLES AND ELECTRIC CHARGING POINT**

**EPC : C COUNCIL TAX BAND: E**

**GUIDE PRICE : £975,000 FREEHOLD**





AUCTIONEERS  
P I K E  
S M I T H  
K E M P  
SURVEYORS  
ESTATE AGENTS





AUCTIONEERS  
P I K E  
SMITH  
K E M P  
ESTATE AGENTS



## 5 WAKELINS END COOKHAM SL6 9TQ

TOTAL APPROX. FLOOR AREA 1700sqft / 157.8sqm  
(Not including Shed)



**GROUND FLOOR**  
Approx. Floor Area = 1018sqft (94.5sqm)



**FIRST FLOOR**  
Approx. Floor Area = 682sqft (63.3sqm)







• AUCTIONEERS •  
P I K E  
SMITH  
K E M P  
• SURVEYORS •  
ESTATE AGENTS •



**FOR AN APPOINTMENT TO VIEW PLEASE CONTACT**

**PIKE SMITH & KEMP**  
**Lower Road, Cookham**  
**Berkshire, SL6 9EH**  
**Alison Parry**  
**alisonparry@pikesmithkemp.co.uk**  
**cookham@pikesmithkemp.co.uk**

**01628 532010**  
**www.pskweb.co.uk**

