

# ROYAL COTTAGES

*Magazine* 



THE  
COUNTRY  
HOUSE  
DEPT.





# ROYAL *Cottages*

Cookham Dean Common, Cookham, Maidenhead, Berkshire, SL6 9PA



Once a pair of Victorian cottages, Royal Cottages is now a single, detached home set in the heart of Cookham Dean. The house enjoys open views across the surrounding countryside and looks out towards the village common, giving it a pleasing sense of space without feeling remote. Inside, much of the original character remains, with open fireplaces and well-balanced rooms sitting alongside a thoughtfully designed kitchen with an Aga at its centre. Outside, the rear garden extends to approximately 75 feet and includes stables and access to adjoining land, offering flexibility for a range of lifestyles, all within walking distance of countryside paths, the village hall, the primary school and well-loved local pubs.







# THE FINER *Details*

## Bedrooms

4

## Reception Rooms

3

## Bath/Shower Rooms

2

## Stables

2

## Planning Permission Permitted

REF: 24/00641/FULL

## Agent's Note

The adjoining paddock is on a leasehold basis

## What3Words

//firebird.deployed.desire

## Co-Ordinates

51°33'38"N , 000°44'43"W

## Services

Mains electricity and water

Gas fired central heating

Private drainage

## EPC

D

## Council Tax

Band G

## Local Authority

Royal Borough of Windsor and Maidenhead











# ABOUT THIS *Area*



Cookham Dean is a quietly sought-after village, prized for its unspoilt setting within the Berkshire countryside and its strong sense of community. Surrounded by open fields, woodland and rolling walking routes, it offers a distinctly rural feel while remaining exceptionally well connected. The village itself centres around a traditional green and common, with a well-regarded primary school, village hall and a choice of welcoming pubs that form the heart of local life.

The surrounding landscape is a particular draw, with miles of footpaths and bridleways leading through open countryside and towards the nearby Thames Valley, making the area especially appealing to walkers, riders and those who enjoy life outdoors. Despite its rural character, Cookham Dean sits just above the riverside village of Cookham, with its wider selection of shops, cafés and restaurants, and excellent rail connections from Cookham and Maidenhead providing access to London Paddington and the Elizabeth Line.

Well placed for Marlow, Henley-on-Thames and the M4 and M40, Cookham Dean combines village life with everyday convenience, offering an enduring appeal to those seeking space, community and countryside, without compromising on accessibility.





  
The Inn On  
The Green







112  
KINGSTON





# POINTS OF *Interest*



## **Towns and Cities**

Marlow 2 miles  
Henley on Thames 7 miles  
Windsor 8 miles  
London 26 miles

## **Pubs & Restaurants**

Inn On The Green, Cookham Dean  
Old Tom's Cabin, Cookham Dean  
Jolly Farmer, Cookham Dean

## **Train Stations**

Cookham Station 1 mile  
Maidenhead Station 3 miles

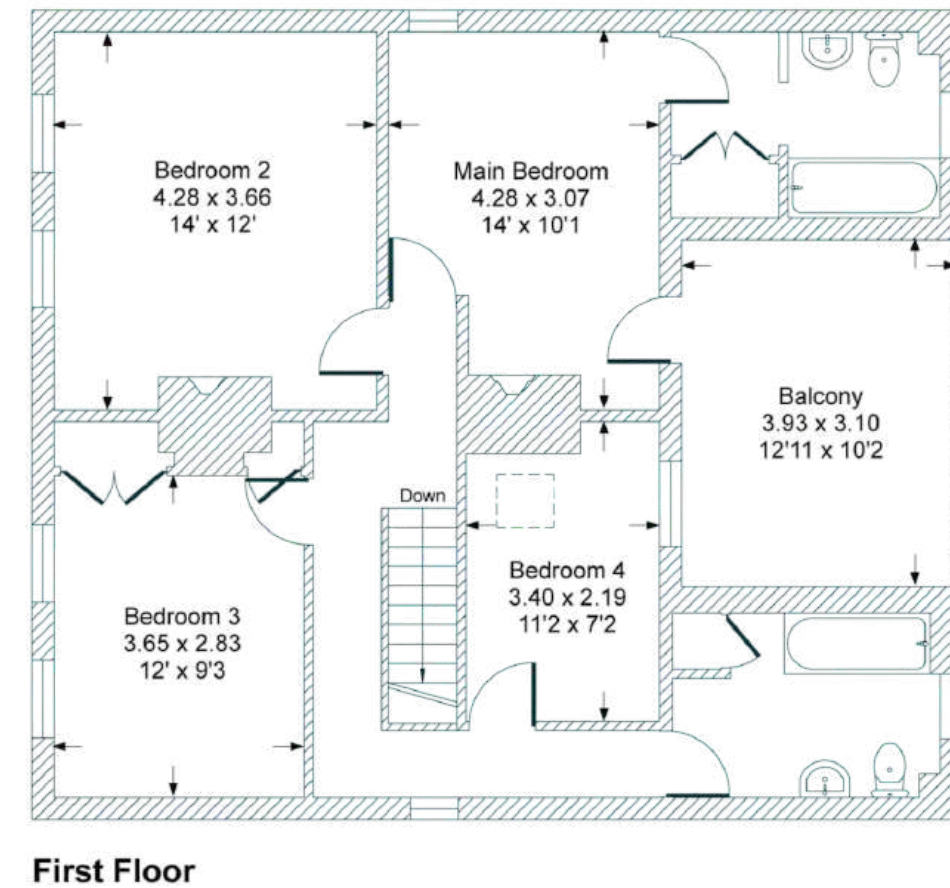
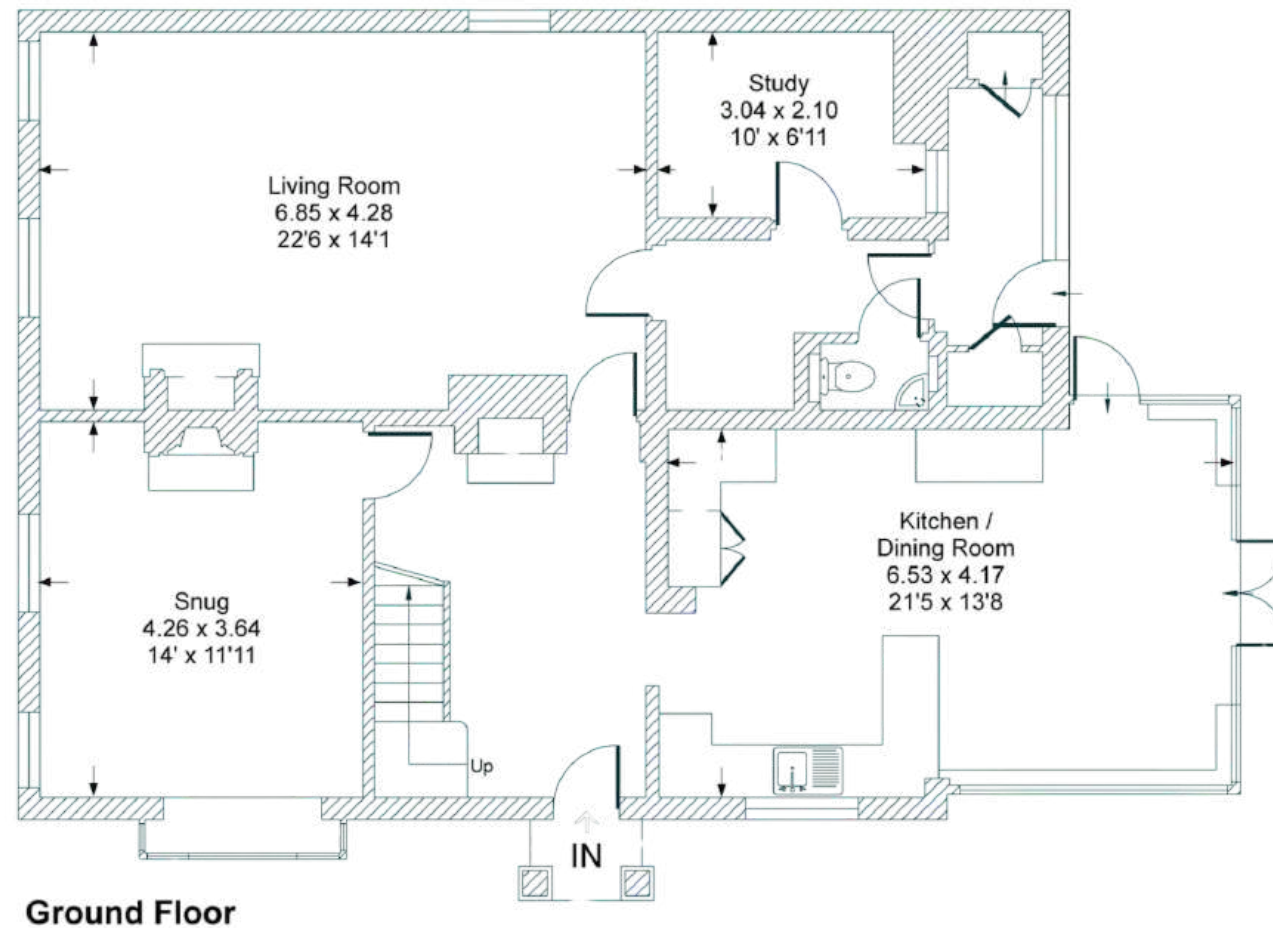
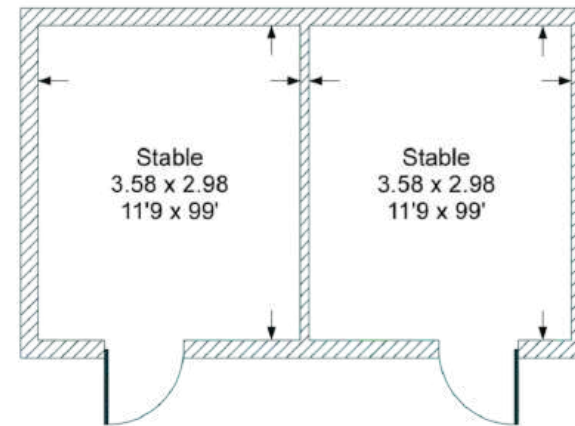
## **Airports**

London Heathrow 14 miles



# FLOORPLANS

## *Royal Cottages*



Total - 203.2 sq m / 2,187 sq ft  
House - 181.6 sq m / 1,955 sq ft | Stables- 21.6 sq m / 232 sq ft

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# AREA GUIDE

## *Berkshire* 🏇

The Royal County of Berkshire is the jewel in the home counties crown. It's no surprise that a county fit for a Monarch is one of the most attractive locations for those making the move out of London, with a wealth of exceptional schools and fast commuter links to the capital. There's no shortage of leisure activities either with racing at Windsor, Ascot and Newbury as well as polo at The Guards Polo Club, Cowarth Park and The Royal Berkshire Polo Club. Fine dining is a particular highlight and Bray is the county's worthy epicentre, with the Roux Brothers' Waterside Inn and Heston Blumenthal's Fat Duck and The Hind's Head.

### **Walking - Basildon Park**

Walk around four different trails through 400 acres of parkland and Woodland.

### **Eating Out - The Hind's Head, Bray**

Food that is all cooked with exceptional technical dexterity and consummate culinary imagination.

### **Event - Royal Ascot, Ascot Racecourse**

Arguably the most prestigious horse racing event in the world. Experience five days of not only the finest horses, jockeys, trainers from around the world but exceptional fashion and cuisine.

### **Day Out - Windsor Great Park**

A Royal Park of 4,991 acres, including a deer park, to the south of the town of Windsor.





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