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HENLEY-ON-THAMES | MARLOW | BASINGSTOKE

**SIMMONS & SONS**

Wymers

Burroughs Grove Hill, Marlow SL7 3RG

Offers in Excess of £2,850,000

For sale as a whole by Private Treaty

Wymers  
Burroughs Grove Hill  
Marlow  
SL7 3RG

A rarely available development opportunity to acquire a substantial country house in an elevated Chiltern Ridge location to the north of Marlow.

### Wymers House

A 4,857 sq ft, 7/8 bedrooms principal dwelling, four reception rooms, garden grounds, outdoor swimming pool set within private grounds of around 30 acres.

Suitable for redevelopment subject to gaining appropriate planning consent.

### Wymers Lodge

A secondary dwelling extending to approximately 771 sq ft, two bedrooms, two reception rooms  
Garages, Harness Room, Workshop & Stables 1,450 sq ft  
Outbuilding & Greenhouse 649 sqft  
Modern portal frame barn of 1,925 sq ft  
30 acres (approximately) of garden ground, pasture and woodland within a ring fence

Marlow 2.4 miles

High Wycombe 2.5 miles (London Marylebone 27 mins)

Maidenhead 10.5 miles (London Paddington 36 mins)

Heathrow Airport 30 mins

Central London 33 miles

**Postcode: Wymers SL7 3RG**







# Wymers, Burroughs Grove Hill, Marlow

Wymers House = 4857 sq ft / 451.2 sq m (excludes stores)

Limited Use Area(s) = 105 sq ft / 9.7 sq m

Garages / Harness Room / Workshop & Stables = 1450 sq ft / 134.7 sq m

Wymers Lodge = 771 sq ft / 71.6 sq m

Outbuilding & Greenhouse = 649 sq ft / 60.2 sq m

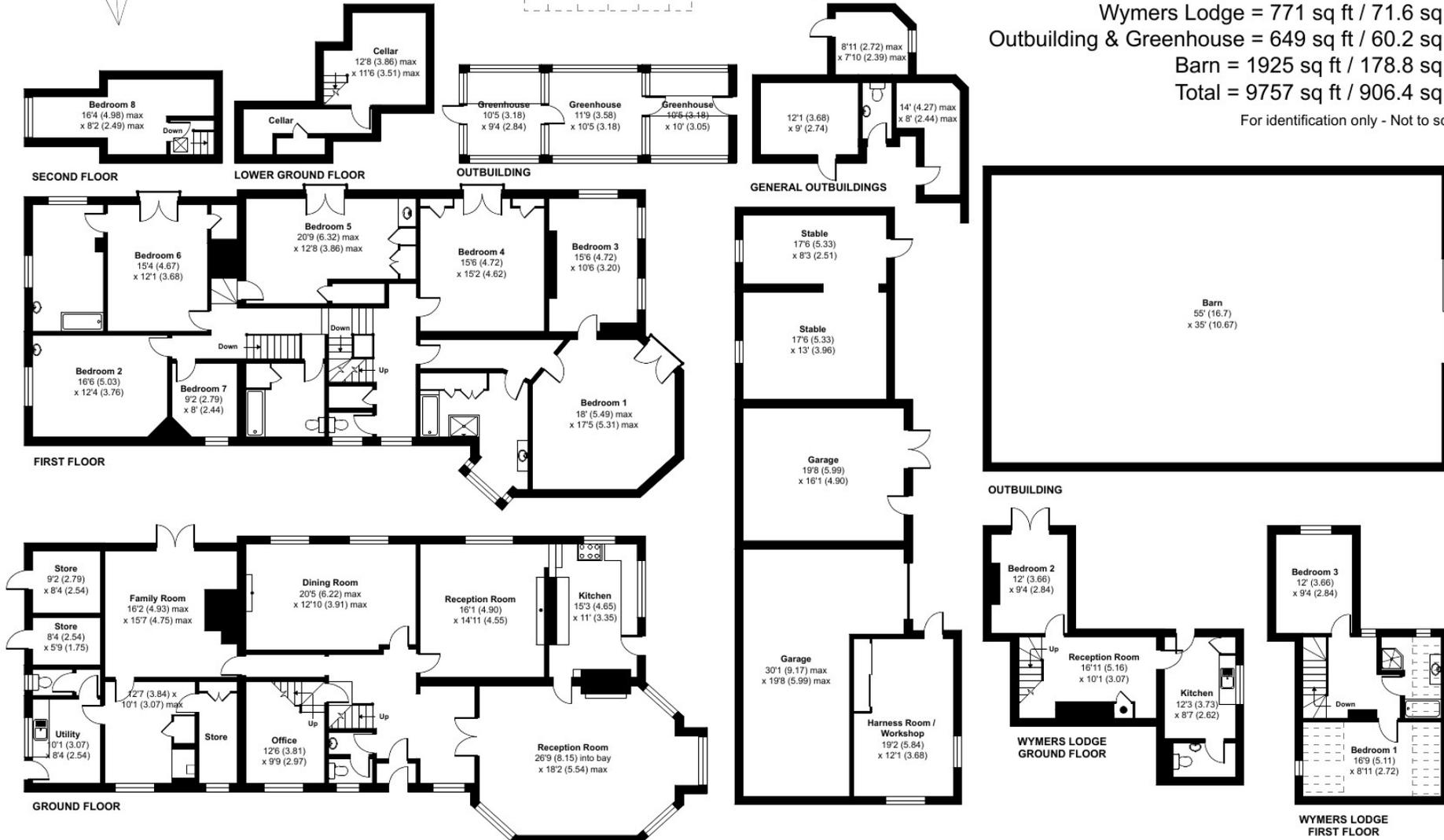
Barn = 1925 sq ft / 178.8 sq m

Total = 9757 sq ft / 906.4 sq m

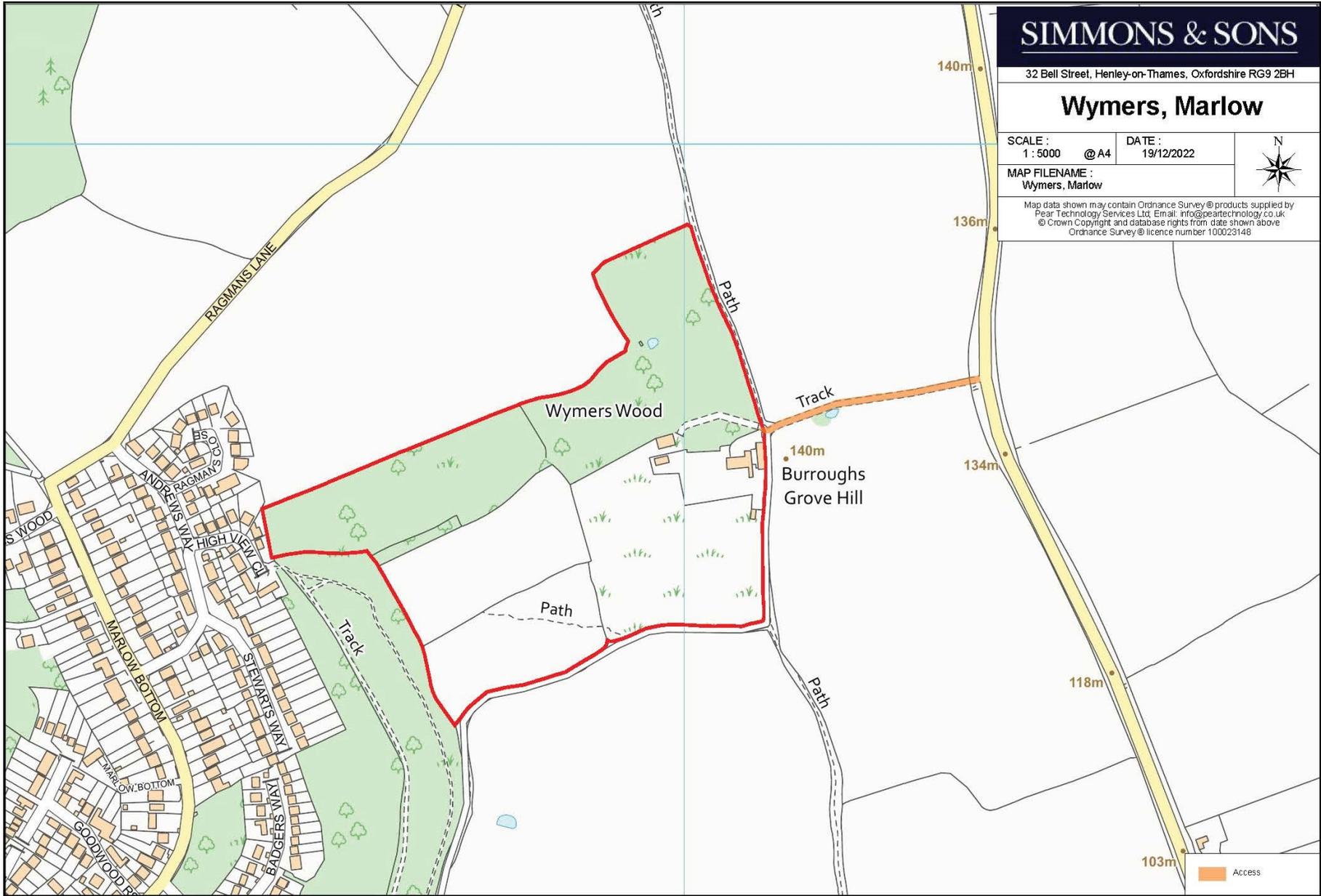
For identification only - Not to scale



Denotes restricted head height



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2023. Produced for Simmons & Sons. REF: 1000734





## Local Authorities

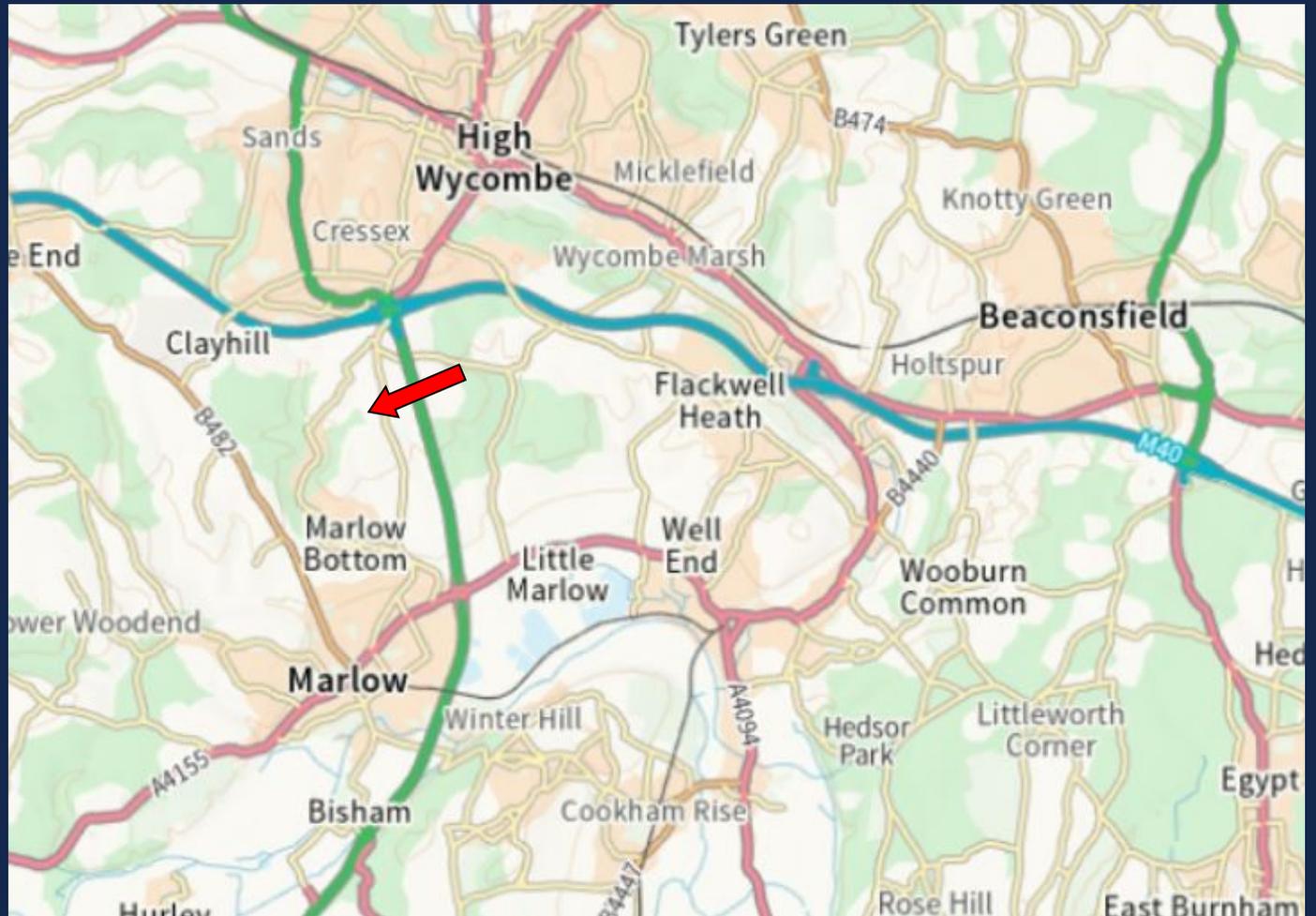
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## VIEWINGS - Strictly by appointment with

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