



**Pacey  
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INDEPENDENT PROPERTY AGENTS

*Helping the perfect property find you...  
...time is precious. Let's not waste it!*



## Ferry Lane, Laleham, TW18

Guide Price £1,150,000

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- Detached
- In and out driveway
- Historic village location
- Wood burner
- Easy access to M3, M25, Heathrow Airport
- Four bedrooms
- Two bathrooms
- Garage, utility room and carport
- Short walk to River Thames
- Close to Shepperton train station



Set just moments from the River Thames and Laleham Church, 'Ranworth' is a beautifully presented detached family home offering over 2,600 sq ft of space. Nestled behind a gated brick wall with a carriage-style in-and-out driveway, the home includes four double bedrooms, two bathrooms (one en-suite), three reception rooms, a sleek modern kitchen, utility room, garage, and a private landscaped garden. The standout feature is the stunning 34' open-plan family room at the rear with a wood burner and direct garden access—perfect for entertaining. The property also benefits from ample parking and an EPC Rating of D. Located just 0.1 miles from the Thames, this home is a short stroll to the village pub, restaurants, and a reputable junior school. Shepperton, Ashford, and Weybridge—with their shopping, dining, and fast trains to London—are all nearby, along with easy access to the M25, M3, and A316. A rare blend of village charm and spacious modern living.









## FerryLane, Laleham, TW18

Approximate Gross Internal Area = 257.2 sq m / 2769 sq ft  
(Excluding Car Port)

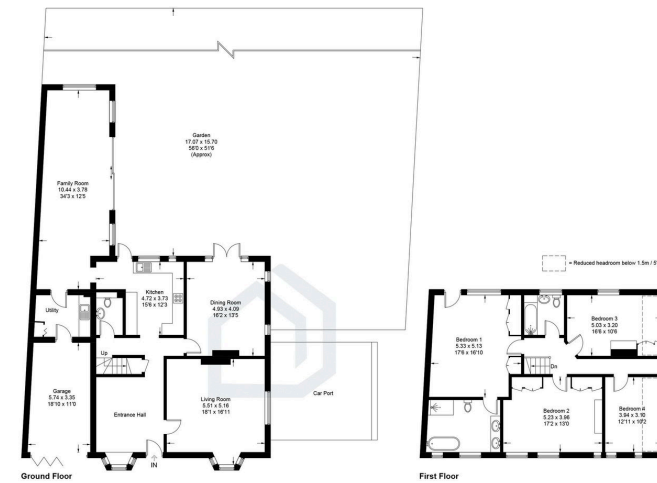


Illustration for identification purposes only, measurements are approximate, not to scale. Fourlabs.co © (ID1191884)



## Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		76
(55-68) <b>D</b>	61	
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC	