

WHITE LODGE

HENLEY-ON-THAMES



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A spectacular Georgian style new build property walking distance from town

Entrance Hall • Reception Hall • Cloakroom • Open plan
Kitchen/Breakfast/Family Room • Drawing Room • Dining
Room • Study • Utility/Boot Room

Master Bedroom suite with Bathroom & Dressing
Room • Guest Bedroom suite with shower room & Dressing
Room • 2 further Bedrooms with En Suite Shower Rooms

Double Garage with Self Contained Annexe

Private Walled Gardens

Henley on Thames – within walking distance

**Marlow 8 miles • Reading 10 miles • Oxford 22
miles • Central London 38 miles • Henley (London
Paddington 55 minutes via Twyford) • Reading (London
Paddington 22 minutes) • M4 J8/9 - 9 miles • M40 J4 - 10
miles • Heathrow Airport 25 miles**

These particulars are intended only as a guide and must not be relied
upon as statements of fact. Your attention is drawn to the Important
Notice on the last page of the text.



White Lodge

White Lodge is a recently constructed impressive and elegant house, built to a Georgian style combining a blend of traditional and classical architecture with 21st century interior design. Located in a tucked away town centre setting the property offers elegant and spacious living accommodation of over 5000 sq ft.

The house is approached over a brick paviour driveway providing ample parking for several cars and access to the Garaging. An imposing pillared entrance portico leads into the entrance vestibule and through to a stunning galleried Reception Hall with sweeping walnut staircase.

The ground floor areas of the house enjoy a combination of porcelain tiled flooring, carpeting and Walnut flooring to the dining room. To the rear south west elevation of the property is the open plan kitchen/breakfast/family room – which is a stunning area filled with light and designed to be an integral part of family life creating a significant and sociable space. The Leida Cucina kitchen has a full range of granite work surfaces together with a central island unit with further storage and breakfast bar area. There are two wall mounted Siemens ovens with warming drawers, microwave and coffee machine and a five ring induction hob set into the island unit. Adjacent to the working kitchen area is an informal dining space and sitting/snug area overlooking the garden and enjoying access on to the terrace.

There are three beautiful reception rooms and both the magnificent drawing room and dining room have limestone fireplace surrounds with built in log burners.

On the first floor is a spacious landing area giving access to all the Bedroom suites. The spectacular master suite has a dressing room with built in hanging and shelving and a luxury bathroom & shower room. The guest suite also has an en suite shower room and dressing room and the two further bedrooms have high quality en suite facilities.



Gardens and grounds

The delightful old walled gardens are fully enclosed and enjoy a south westerly aspect. There is a lovely terrace immediately to the rear of the house leading from the main living area. Secure gated side access to both sides. Double Garage with automated up and over doors. Over the garaging is a Self Contained annexe which can be accessed from both the double garage and from outside. On the ground floor is a shower/wc with a first floor open plan kitchen/living/bedroom above.

Directions (Postcode RG9 1XR)

From the traffic lights in Henley town centre proceed straight over into the Market Place and up Gravel Hill. Take the first left hand turning into Paradise Road and follow the road along into Deanfield Avenue. At the junction with Greys Road, proceed straight over into Church Street and follow the road along and round to the right which becomes Greys Hill. Proceed up Greys Hill passing Trinity Church on the left and then turn left into Normanstead (no through road). Follow this road along and through to the end where White Lodge will be found on the right.

Services

Gas fired central heating, Mains drainage, electricity and water

Fixtures and fittings

All those items regarded as tenant's fixtures and fittings, together with the fitted carpets, curtains and light fittings, are specifically excluded from the sale. However, certain items may be available by separate negotiation.

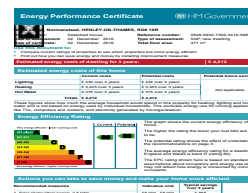
NOT TO SCALE

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Approximate Gross Internal Floor Area 503.28 sq.m./5417.ft.

This plan is for guidance only and must not be relied upon as a statement of fact. Attention is drawn to the Important Notice on the last page of the text of the Particulars



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