






**PAGES WHARF**  
MILL LANE, TAPLOW



## AN ATTRACTIVE RIVERFRONT PROPERTY WITH PRIVATE MOORING SET WITHIN TAPLOW RIVERSIDE

Pages Wharf is a lovely 3 storey town house with direct Thames River frontage to the rear and views over open parkland to the front.

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Local Authority: South Buckinghamshire District Council

Council Tax Band: F

Services: Mains electricity, gas, water, and drainage

Tenure: Freehold

Postcode: SL6 0AD

## LOCATION

Pages Wharf is located close to the banks of the River Thames just near Maidenhead Bridge and within easy reach of the amenities in Maidenhead and Taplow. Forming part of Taplow Riverside, a beautiful scheme in a wonderful setting, close to picturesque villages, and within walking distance of Elizabeth Line stations at both Taplow and Maidenhead. Road links are good via the A404(M) and M4 motorway with Heathrow just 13 miles away (approximately 20 minutes by car).

Set between the River Thames and the Jubilee River, Taplow Riverside boasts a 19 acre country park with meadows and picnic areas as well as walks along the river banks and tow-paths. There is riverside dining available at the renowned Roux at Skindles brasserie restaurant and the contemporary pub and restaurant Hall and Woodhouse Taplow. A few hundred yards away, on Boulters Island, is another very well regarded restaurant and bar, The Boathouse at Boulters Lock.

Regular train services run from Taplow 0.8 miles and Maidenhead 1.8 miles, to Reading (15 mins) and London Paddington (25 mins)

London Heathrow 13 miles

Central London 30 miles

(Distances and time approximate)



## 8 PAGES WHARF

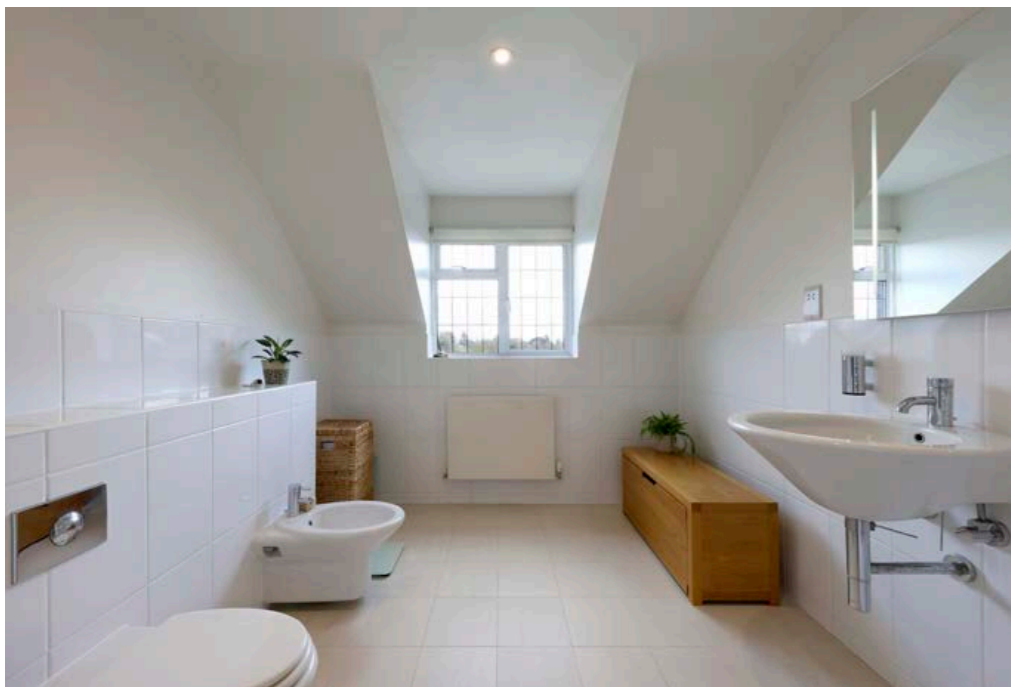
The accommodation is as shown in the floor plans and has been well cared for and updated by the present owner.

The ground floor approached from the driveway and parking is entered via the welcoming reception hall with stairs rising to the first floor. From the hall doors lead to the utility room, garage and across the full width of the rear of the house the kitchen breakfast room. Fully fitted and offering plenty of room for a table and chairs doors open out to the terrace, gardens and river beyond.

The first floor comprises the main living/dining room a delightful room with double doors leading to a lovely balcony with views over the gardens and to the river. There is also a double bedroom and family shower room.

On the second floor are two further bedrooms and a large shower room.

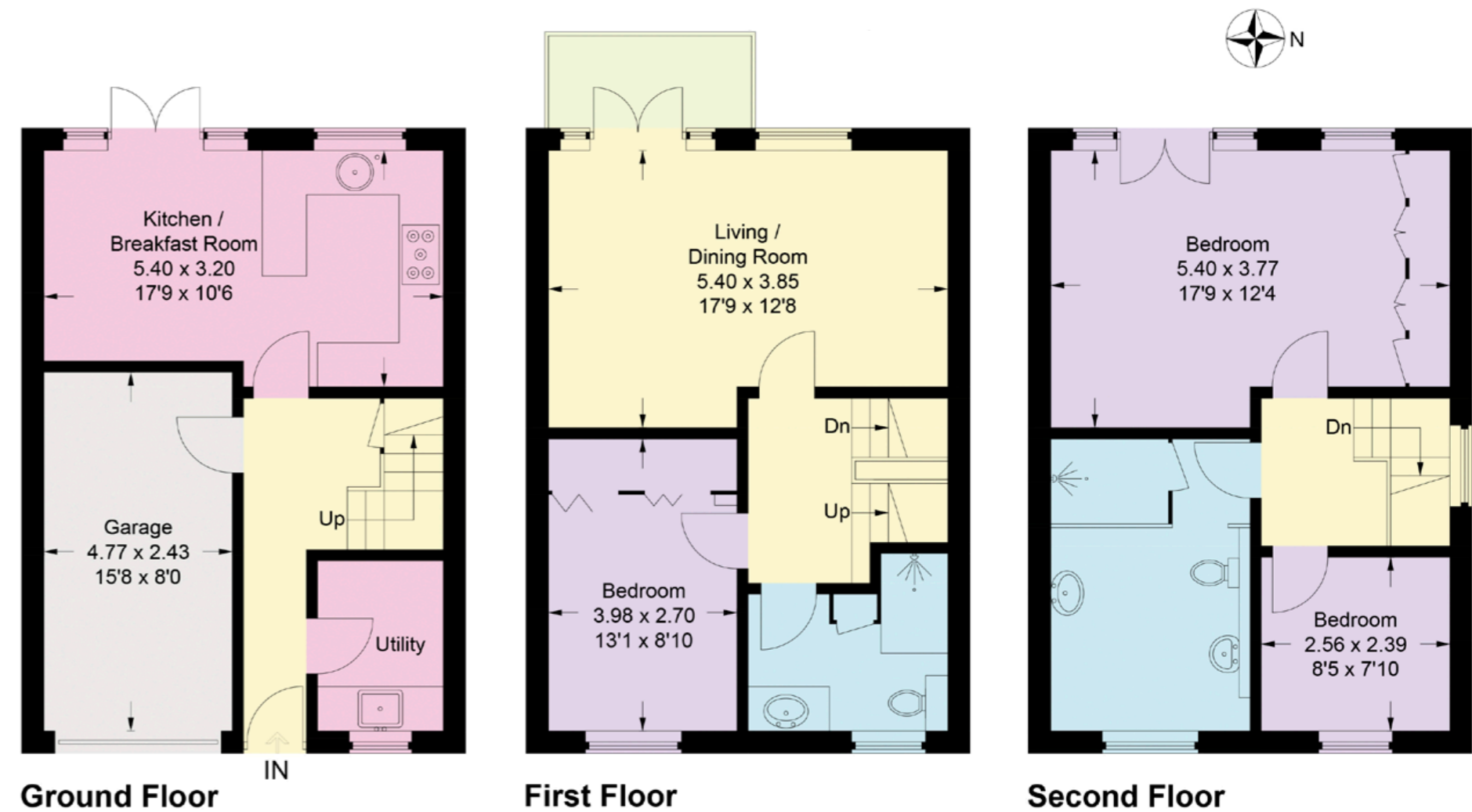






## GARDENS

To the front is a driveway leading to the garage and providing parking for 2 cars. To the rear is a lovely, sheltered paved terrace with pretty lavender beds and steps leading down to an area of decking and the private mooring.



Approximate Gross Internal Area  
 Ground Floor = 42.7 sq m / 460 sq ft  
 First Floor = 42.6 sq m / 458 sq ft  
 Second Floor = 42.6 sq m / 458 sq ft  
 Total = 127.9 sq m / 1,376 sq ft

This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them.

We would be delighted  
to tell you more.

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