

BARN HOUSE, SONNING EYE

BARN HOUSE

5 3 4

A fine Victorian country house in a tucked away location in this pretty hamlet, with guest lodge, detached barn, tennis court and 2.5 acres of gardens and grounds.

Sonning Eye is a charming hamlet on the Henley side of the River Thames, opposite the historic village of Sonning, with its pub, riverside hotel and theatre. Further amenities are available in Twyford, Henley and Reading which also have the Elizabeth Line to London, while the M4 is nearby. Local schools include Reading Bluecoat and there is boating on the Thames.





THE PROPERTY

Barn House enjoys a private, elevated position within the gardens and paddock. The Victorian house retains period features including high ceilings, large windows, polished floors and open fireplaces, complemented by a series of thoughtful extensions. Accommodation includes a well-fitted kitchen, oak garden room, family room, elegant drawing room, study and cloakroom, with four bedrooms and two bath/shower rooms upstairs. A detached timber-clad guest lodge provides additional accommodation and rental income. The Grade II Listed thatched barn has almost 1,000 sq ft of versatile space in need of some renovation. The grounds include terraces, lawns, mature planting, a hard tennis court, paddock, open barn, together with generous parking.















PROPERTY INFORMATION

Services
All mains connected. Gas central heating.

Local Authority
South Oxfordshire

Council Tax
H

EPC
E

Postcode
RG4 6TN

What3Words
///good.combining.salsa

Viewings
By prior appointment with
Robinson Sherston

Sales Disclaimer

IMPORTANT NOTICE: Nothing in these particulars shall be deemed to be a statement that the property is in good structural condition or that any services, appliances, equipment, or facilities are in good working order. Measurements and distances referred to are given as a guide only whilst descriptions of the property are subjective and are used in good faith as an opinion and not as a statement of fact. Purchasers must satisfy themselves by inspection or otherwise on such matters prior to purchase.





Approximate Gross Internal Area 4438 sq ft - 412 sq m

Ground Floor Area 1490 sq ft – 138 sq m

First Floor Area 1211 sq ft – 112 sq m

Ground Floor The Thatched Barn Area 749 sq ft – 70 sq m

First Floor The Thatched Barn Area 249 sq ft – 23 sq m

The Long Barn Area 739 sq ft – 69 sq m



ROBINSON SHERSTON

01491 411 911
henley@robinsonsherston.co.uk
robinsonsherston.co.uk