



An attractive and spacious farmhouse in an idyllic setting

Park Corner, Nettlebed, Henley-on-Thames, Oxfordshire, RG9

£2,400 pcm plus fees apply, Unfurnished
Available from 07.07.2020

savills

Beautiful rural setting • Lovely walled garden • Gated estate •
Attractive walled garden • Parking • Garage

Local Information

Ewelme Park Farm House is situated on the Ewelme Park Estate, a private gated estate providing a wonderful rural setting.

The property offers access to the numerous footpaths leading out into the Chilterns Area of Outstanding Natural Beauty.

Henley-on-Thames is nearby just 8 miles distant, providing the River Thames for recreation and the train station for access to London.

The M40 (junction 6) is 7 miles away.

About this property

Situated in an idyllic location on a private estate is this attractive and spacious farm house. The property has good size rooms throughout, a lovely walled garden and a driveway.

To the ground floor is a spacious sitting room with a log burner overlooking the garden. There is a dining room adjacent to the kitchen with access to the cellar. The kitchen has plenty of space for a breakfast table and has a separate utility room. The cellar is a large space ideal for storage.

Upstairs are two well sized double bedrooms with decorative fireplaces, facing the garden. There is an en suite shower room and a family bathroom. To the

second floor is a large landing and two further double bedrooms.

To the exterior is a pretty walled garden and garage.

Furnishing

Unfurnished

Local Authority

South Oxfordshire District Council, Wallingford Council Tax Band = D

Energy Performance

EPC Rating = Exempt

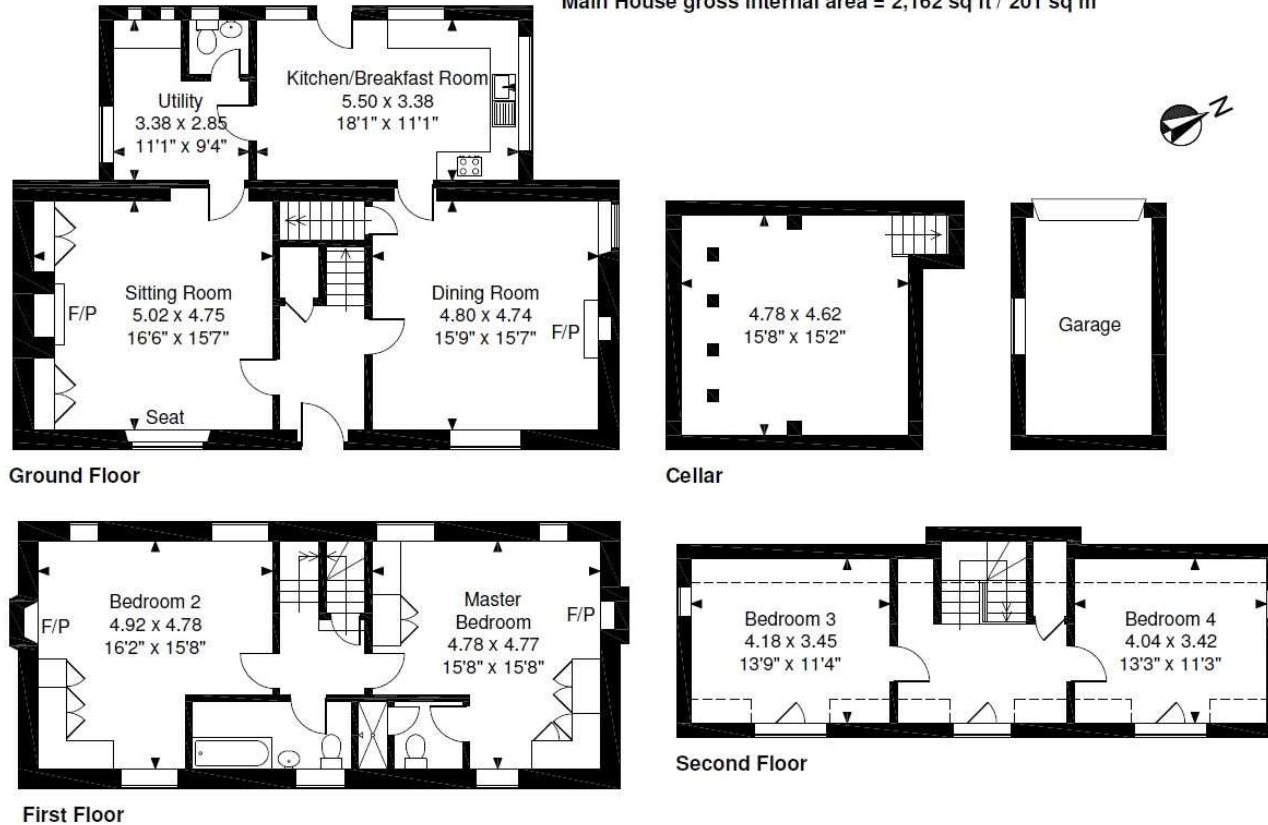
Viewing

All viewings will be accompanied and are strictly by prior arrangement through Savills Henley Lettings Office. Telephone: +44 (0) 1491 843 002.





Ewelme Park Farm, Henley-On-Thames
 Main House gross internal area = 2,162 sq ft / 201 sq m



FOR ILLUSTRATIVE PURPOSES ONLY - NOT TO SCALE
 The position & size of doors, windows, appliances and other features are approximate only.
 ☐☐☐☐ Denotes restricted head height
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Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92+)	A		
(81-91)	B		
(69-80)	C		77
(55-68)	D		
(39-54)	E		
(21-38)	F	35	
(1-20)	G		
Not energy efficient - higher running costs			
England, Scotland & Wales		EU Directive 2002/91/EC	

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*There are different rules and fees for different tenancy types. For details of our fees and charges please go to Savills.co.uk/tenant-fees. For more detailed information read our applicant guide at savills.co.uk/applicant-guide. Hard copy available on request. . 20200604ANGC

