

Thameside, Henley-on-Thames, Oxfordshire.



A superb penthouse apartment.

Knight Frank are delighted to offer this superb three bedroom apartment set over two floors, with amazing views across the River Thames.

It is accessed via an entrance lobby with a staircase to the first floor into an entrance hall that leads to a superb modern interior designed, open-plan living room/kitchen/dining area with bi-fold doors opening on to a beautiful veranda, giving fabulous views over the river. The high specification fitted kitchen has granite worktops and a separate utility room. The living area has a vaulted ceiling and stairs to a mezzanine area, an ideal space for a study.



Guide price: £2,300,000

Tenure: Freehold

Local authority: South Oxfordshire District Council

Council tax band: F

Services: All mains services.

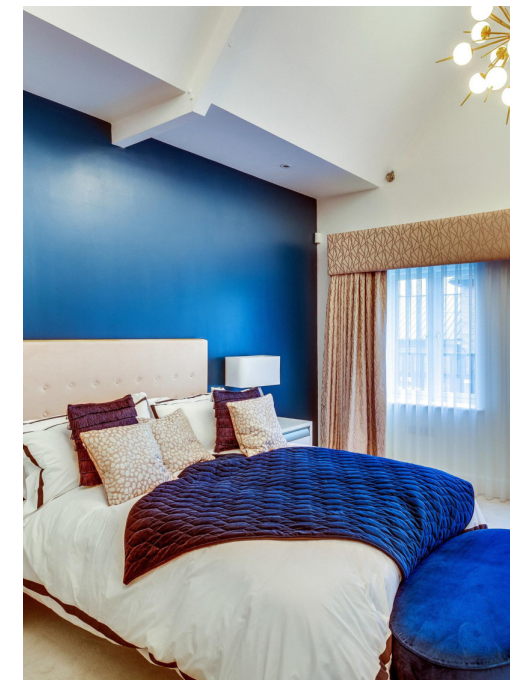


The property

There are three bedrooms with en suite and fitted wardrobes. Other features of the property include fantastic high quality fittings throughout, rain sensors to the roof lights, sonos system throughout, entry phone system and secure gated parking for two cars.

Rents and Occupancy

- * Rental income £72,000 pa
- * Let under a Company Let for two years from December 2022 at a current rate of £72,000 pa. Personal Guarantee from Director.





Situation

The property is situated in the heart of Henley on Thames which offers a comprehensive range of shopping facilities, three screen cinema, theatre and several restaurants. There is a variety of choice of schools and abundance of recreational facilities including golf, rowing and sailing. The commuter is well provided for via the M4/M40 giving access to London, Heathrow, West Country and Midlands. Henley Station has direct links with London Paddington (via Twyford) 55 minutes and also the Elizabeth Line.

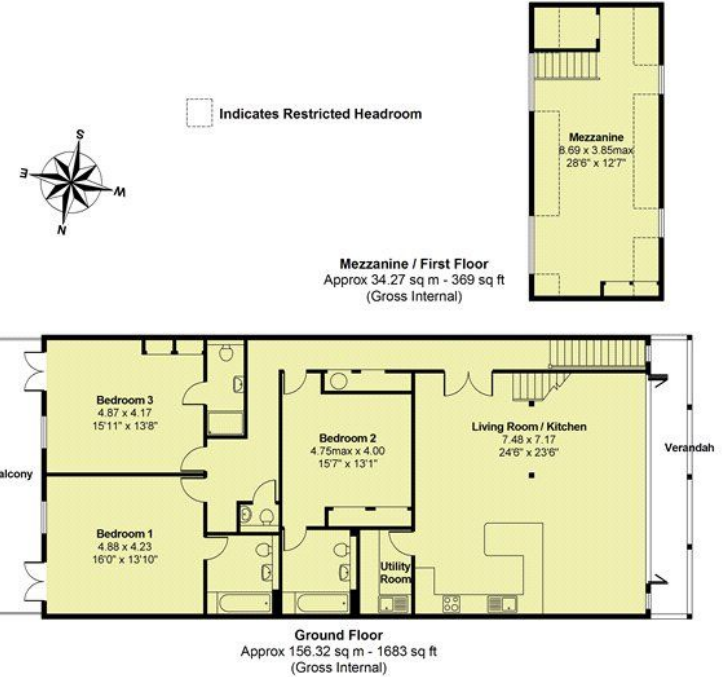
Directions (RG9 IBH)

From Henley office, proceed along Thameside, and after approximately 50 meters the property can be found on the right hand side above the Cafe.

Knight Frank
Henley
20 Thameside
Henley-on-Thames
RG9 2LJ
knightfrank.co.uk

I would be delighted to tell you more
Nick Warner
01491 844901
nick.warner@knightfrank.com

Apartment, 15 Thameside, Henley-on-Thames, Oxfordshire



Fixtures and fittings: A list of the fitted carpets, curtains, light fittings and other items fixed to the property which are included in the sale (or may be available by separate negotiation) will be provided by the Seller's Solicitors.
Important Notice: 1. Particulars: These particulars are not an offer or contract, nor part of one. You should not rely on statements by Knight Frank LLP in the particulars or by word of mouth or in writing ("information") as being factually accurate about the property, its condition or its value. Neither Knight Frank LLP nor any joint agent has any authority to make any representations about the property, and accordingly any information given is entirely without responsibility on the part of the agents, seller(s) or lessor(s). 2. Photos, Videos etc: The photographs, property videos and virtual viewings etc. show only certain parts of the property as they appeared at the time they were taken. Areas, measurements and distances given are approximate only. 3. Regulations etc: Any reference to alterations to, or use of, any part of the property does not mean that any necessary planning, building regulations or other consent has been obtained. A buyer or lessee must find out by inspection or in other ways that these matters have been properly dealt with and that all information is correct. 4. VAT: The VAT position relating to the property may change without notice. 5. To find out how we process Personal Data, please refer to our Group Privacy Statement and other notices at <https://www.knightfrank.com/legals/privacy-statement>. Particulars dated March 2024. Photographs and videos dated March 2024.
All information is correct at the time of going to print. Knight Frank is the trading name of Knight Frank LLP. Knight Frank LLP is a limited liability partnership registered in England and Wales with registered number OC305934. Our registered office is at 55 Baker Street, London W1U 8AN. We use the term 'partner' to refer to a member of Knight Frank LLP, or an employee or consultant. A list of members names of Knight Frank LLP may be inspected at our registered office. If you do not want us to contact you further about our services then please contact us by either calling 020 3544 0692, email to marketing.help@knightfrank.com or post to our UK Residential Marketing Manager at our registered office (above) providing your name and address.

