



The Dairy House
Remenham Hill | Remenham | Henley-on-Thames | Oxfordshire | RG9 3HN

FINE & COUNTRY

THE DAIRY HOUSE

The Dairy House is one of the most spectacular properties in the UK and is located on a private road in one of the most desirable locations in Henley-on-Thames. The stunning 7000 sq ft five bedroom family home is situated within the exclusive Park Place Estate in Remenham and is private, gated and a true oasis set within two acres of beautiful grounds.



KEY FEATURES

No expense has been spared to create this magnificent home with a plethora of magnificent features including a movie room with bar, Neptune kitchen, art room, two outdoor heated gazebos, a wine wall, croquet lawn, home office, a large pond, beautifully manicured gardens, wild flower meadows and wonderful views and the most phenomenal family home imaginable.

Accommodation Summary

The Dairy House is an architectural masterpiece set within a private community of just twelve luxury properties, of which are some of the most luxurious homes in the world. The property and surrounding grounds are steeped in history. A complete renovation has taken place on the entire property over the last six years and this stunning family home certainly is one of the finest in the area. A beautiful natural habitat within walking distance of the bustling market town of Henley.

Ground Floor

As you enter the ground floor through the custom oak door you are greeted with a stunning light and open entrance hall and are instantly wowed by the views of the grounds and countryside beyond. The original barn has been wonderfully converted and reconfigured and the ground has been taken down by one metre in order to open up the home and the surrounding landscape. To the left of the entrance hall there is a boot room and downstairs washroom, and to the right is a wonderful and light double office space where the current owners have two desks set up and overlooks the front garden. Continuing through the home office you are led into the snug which has French doors leading to one of the many outdoor entertainment terraces and heated, furnished gazebos. There is a small staircase that leads down into one of the main sitting rooms, a very light and spacious room with a focal fireplace and outstanding views across the grounds. A fantastic way to start the day with a morning coffee is in what the current owners would consider their garden room situated at the end of the sitting room and has wonderful large windows that overlook the croquet lawn. There is a formal dining area on the opposite side of the focal fireplace and a huge open plan Neptune kitchen with large island, double oven, oversized American style fridge freezer and the most spectacular temperature-controlled wine wall. To the opposite wing of The Dairy House is the room the current owners describe as the Retreat. This is currently a no phone zone, where watercolour paintings and designs are produced and it's a wonderfully relaxing space with phenomenal views. Through the hallway with censored lights you are greeted with many rooms, one of which is the movie room with projector, huge screen, world class integrated speaker system and a fully stocked bar. There is underfloor heating throughout the home and the ground floor also benefits from an over-sized utility room and another huge boot room/workshop and utility room to the side of the home with access through the oak triple car port. The Retreat also benefits from air-conditioning.





SELLER INSIGHT

“ We first discovered The Lane around 30 years ago and we've always been attracted to The Dairy House. We lived next door for many years until the unique opportunity arose to purchase this property. It had lain empty for quite some time and had fallen into a fair state of disrepair but I am an architect by hobby and was excited by the challenge,” say the owners. “The cows were happy I'm sure but it was a bit of a crush for human inhabitants! The rooms were very small, so we gutted everything and added two wings at the back of the property. It has been restored to its original glory and is truly a 21st century home, yet still retains a traditional feel. We each have our own indulgencies, including the Neptune kitchen and larder, as well as the wine room and media room. It's an amazing experience watching tennis and golf on the life size screen.”

“We're one of a small number of Victorian properties set within this beautifully manicured, 18th century park. We enjoy walking amongst the natural habitat and the bluebell woods from where it's just a short stroll into downtown Henley. We often meander along the riverside and stop to take advantage of the pop-up restaurants, many of which feature well-known chefs. We use the sports facilities extensively and there is a club, festival, and society for everyone to enjoy. It's an amazing place with a real sense of community.”

“The garden is truly magical in the summer. The 1.5 acres of wildflowers is reminiscent of the film Gladiator when Russell Crowe is running his hands through the wheat fields and is quite extraordinary. There are areas where one can sit and roast in the sun when desired or retire to the cool shade. Gazebo One enjoys the sun until late evening and is the perfect spot for informal dinner parties and BBQs before heading down to Gazebo Two to capture the last rays of sun. If that's still not enough emotional pleasure, then simply head towards the swing seats by the pond which often resembles a wildlife reserve with visiting ducks, swans, and deer.”

“We have many rooms that are special to us. The formal dining room is a space where my wife paints and I do my design work. We often work side by side in the study before heading into the snug in the evening to relax. There are many places where we can sit and be together, as well as space to be apart. I always enjoy my first cup of coffee in the garden room; it's a very nice way to start the day.”*

*These comments are the personal views of the current owner and are included as an insight into life at the property. They have not been independently verified, should not be relied on without verification and do not necessarily reflect the views of the agent.



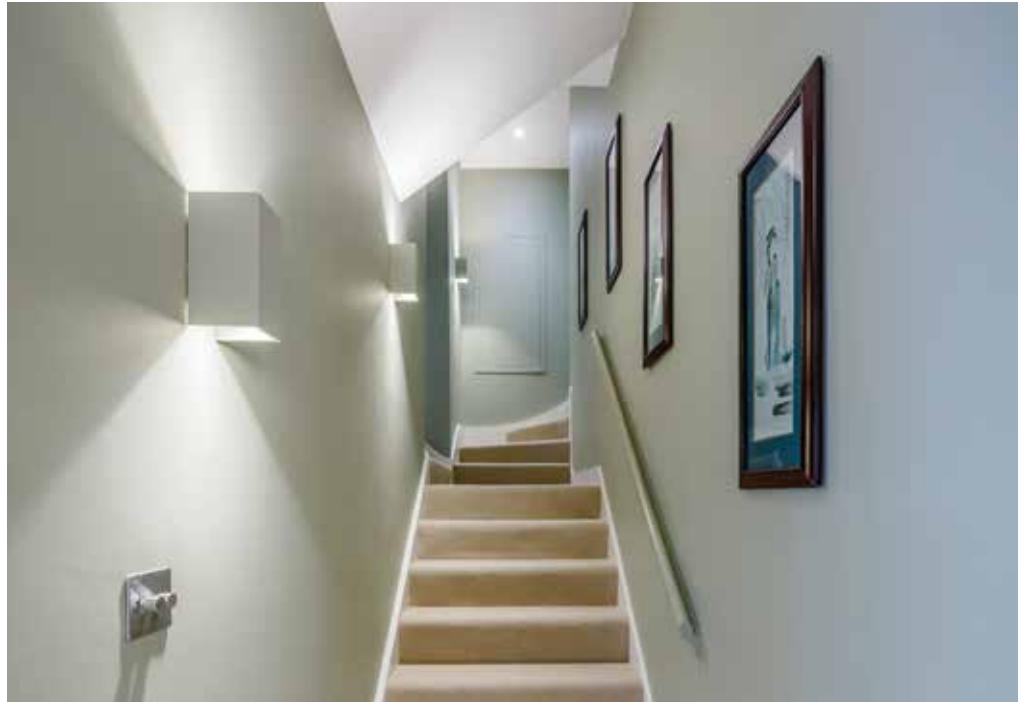












First Floor

The first floor of this spacious and stunning family home is made up of three wonderful bedrooms all of which have air conditioning. The principal suite is entered via a security steel door and benefits from two luxurious en suites and an oversized dressing room. One wing of The Dairy House has four of the five bedrooms, and the opposite wing has the huge principal suite. There is an extremely large loft space which stretches across the entire length of the home and has lots of potential and is currently used as a storage space for suitcases and such like. The loft nearest the principal bedroom also contains the hardware that runs the systems of the house and also benefits from air-conditioning.







OUTSIDE

The Dairy House truly is stunning and the two acres of grounds are extremely beautiful and unique. The private gated driveway will comfortably accommodate ten vehicles, and the oak car port a further three. There are wonderful features throughout the grounds, including a large pond, two heated gazebos, both of which are perfectly positioned for the morning and evening sun, a barbecue house, a croquet lawn and a wraparound tiled entertainment terrace with several areas perfect for al fresco dining and loungers to relax on a summers day. This is a truly unique and magnificent oasis nestled in the Oxfordshire countryside yet is located just one mile from Henley.









LOCATION

The Park Place estate is one of the most desirable locations in the country and The Dairy House is one of twelve luxury properties. Just one mile down the hill you will find the bustling market town of Henley which has every amenity you could possibly need including some world class restaurants and pubs overlooking the Thames and benefits from the annual regatta. The train station is in Henley which allows fantastic links to London.

Local Schools

Rupert House School	1.5 miles
St Mary's Prepatory School	1.9 miles
Badgemore Primary School	1.9 miles
Gillotts School	2.9 miles
Shiplake College	4.3 miles
Queen Anne's	8.2 miles

Train stations

Henley	1.7 miles
Shiplake	3.7 miles



LOCATION





INFORMATION

Services

Mains water, gas and electricity.

Tenure

Freehold

Local Authority

Wokingham

Viewing Arrangements

Strictly via the vendors sole agents Fine & Country on 01865 953244 / 07369 211 735

Website

For more information visit www.fineandcountry.com/uk/oxford

Opening Hours:

Monday to Friday	9.00 am - 5.30 pm
Saturday	9.00 am - 4.30 pm
Sunday	By appointment

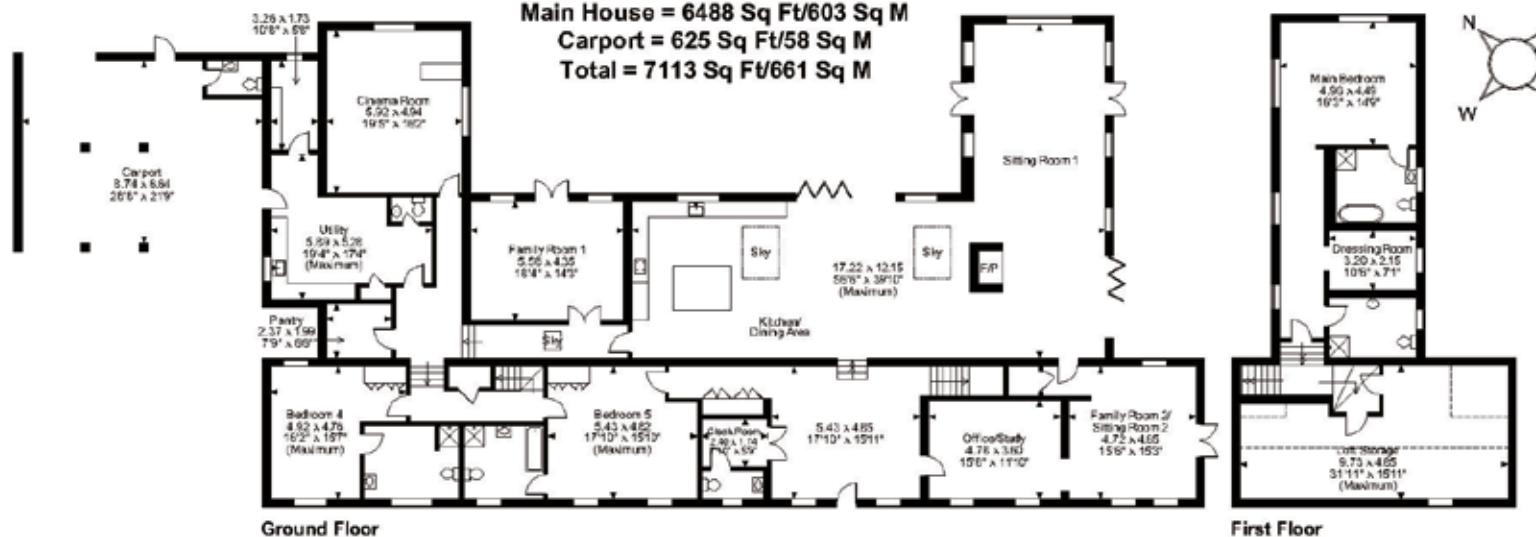
The Dairy House Remenham Hill, Remenham, Henley-on-Thames,

Approximate Gross Internal Area

Main House = 6488 Sq Ft/603 Sq M

Carport = 625 Sq Ft/58 Sq M

Total = 7113 Sq Ft/661 Sq M



Ground Floor

First Floor



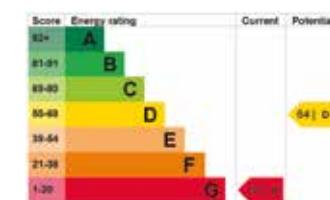
First Floor

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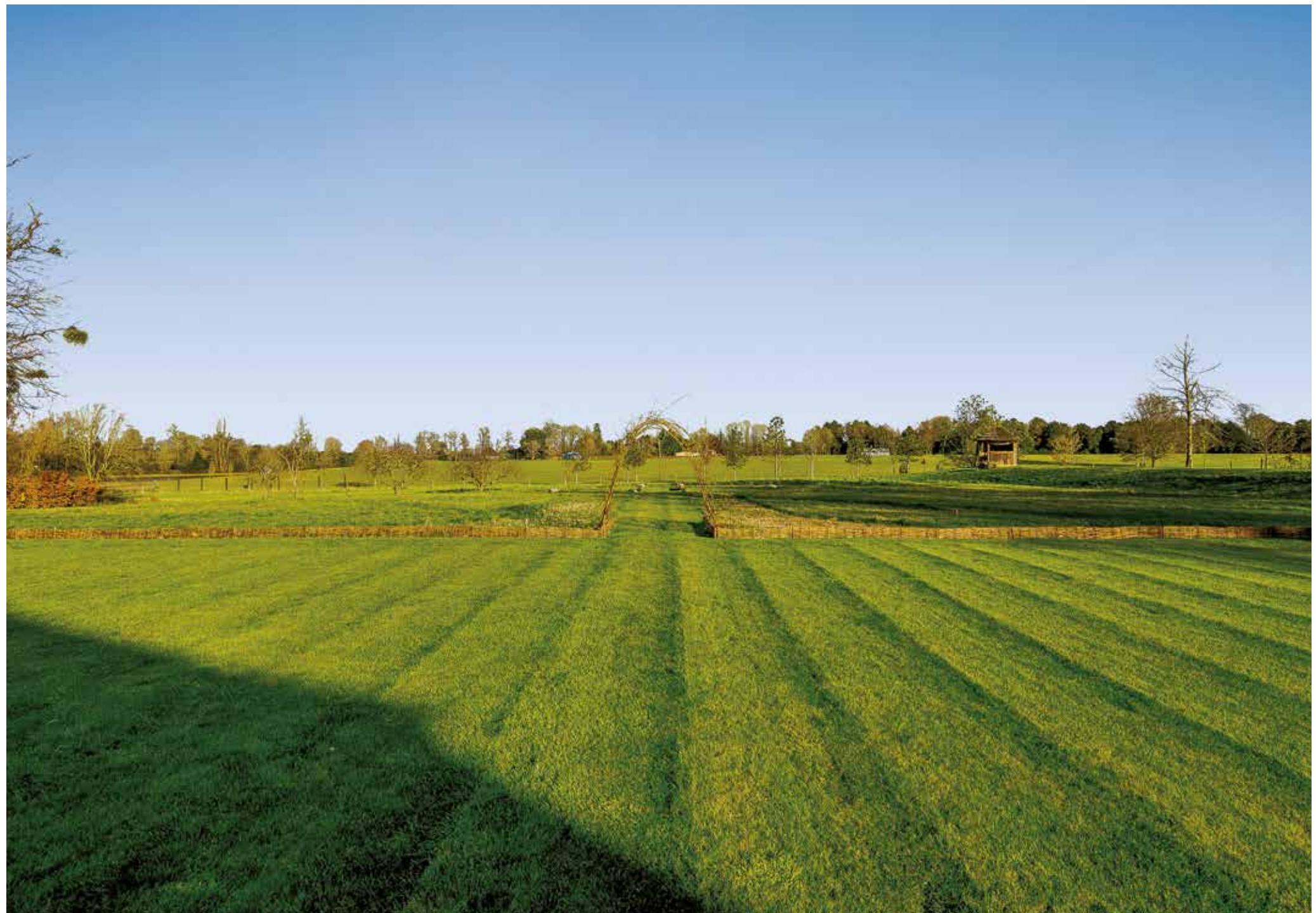
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Denotes restricted head height

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FINE & COUNTRY

Fine & Country is a global network of estate agencies specialising in the marketing, sale and rental of luxury residential property. With offices in over 300 locations, spanning Europe, Australia, Africa and Asia, we combine widespread exposure of the international marketplace with the local expertise and knowledge of carefully selected independent property professionals.

Fine & Country appreciates the most exclusive properties require a more compelling, sophisticated and intelligent presentation – leading to a common, yet uniquely exercised and successful strategy emphasising the lifestyle qualities of the property.

This unique approach to luxury homes marketing delivers high quality, intelligent and creative concepts for property promotion combined with the latest technology and marketing techniques.

We understand moving home is one of the most important decisions you make; your home is both a financial and emotional investment. With Fine & Country you benefit from the local knowledge, experience, expertise and contacts of a well trained, educated and courteous team of professionals, working to make the sale or purchase of your property as stress free as possible.

We value the little things that make a home

THE FINE & COUNTRY
FOUNDATION

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DAMION MERRY PARTNER AGENT

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Damion has spent the last 20 years in the luxury market all over the world, for 8 years Damion was involved with the most luxurious properties all over California. After returning to Oxford he became the author of Oxfords Finest and partnered with Fine & Country and brings a weekly property blog and content of everything five star within Oxfordshire. He focuses on not just the home, but the lifestyle and the surrounding areas to build maximum value.

His extensive knowledge of Oxfordshire and having clients of the highest net worth in the world and being a marketing expert, he has the ability to market your property with absolute focus on exposure, presentation and service.

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