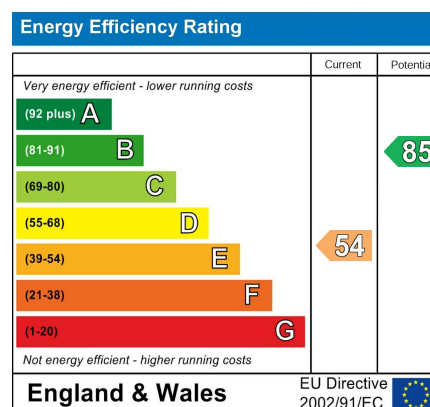


Illustration for identification purposes only, measurements are approximate, not to scale.



**Guide Price**  
**£600,000**

**Culham Lane**

A pretty character period cottage in a rural location with lovely views across fields.

- Period Cottage
- Rural location
- Lovely views across fields
- Garden room
- 3 Double bedrooms
- Two parking spaces
- Large garden

**3 bedroom**  
**character cottage**

- Henley-on-Thames 2.5 miles
- Twyford 4 miles
- Wargrave 2.4 miles
- M4 (J8/9) 7 miles
- London 35 miles
- Heathrow 22 miles



## 2 White Cottages

This charming double fronted cottage sits in a rural location high in the hills above Henley. One of a terrace of just three properties, the house has outstanding views over the surrounding countryside.

With good head height throughout, there are period features such as exposed beams, panel doors and an open fire.

The front door leads into the dining room or snug with ceiling timbers and stairs to the first floor. The sitting room is double length with doors to the garden, and has lovely views to the fields beyond. There is a light and bright fitted kitchen and a garden room conservatory with doors to the terrace and garden. A large cupboard and cloakroom completes the ground floor.

Upstairs, there are three double bedrooms and a bathroom, all with fine views.

## Outside

To the front of the cottage are two parking spaces on the gravel drive. The rear garden is accessed from the sitting room and garden room and faces South West. It is mainly laid to lawn with bushes and shrubs and a post and rail fence at the end allows wonderful views across the adjoining fields.

## Services

Mains electricity, water and gas connected. Gas fired central heating. Private drainage.

## Situation

Upper Culham is a lovely rural area between the hamlets of Crazies Hill and Cockpole Green, approximately 2.5 miles from Henley-on-Thames.

The large village of Twyford is located along the A4 and has a Waitrose supermarket, a Post Office, and other shops, cafes, and restaurants. Other villages close by are Aston and Hurley both on the River Thames and both with popular pubs. Wargrave is a riverside village approx 3 miles away, with a church, small independent shops and infant, primary and secondary schools.

There are good transport links with Twyford railway station with regular fast



services to London Paddington and the City via The Elizabeth Line. About 2 miles away is Castle Royle Golf and Country Club, with gym facilities and a pool. There are many footpaths and bridlepaths close by and just up the lane is Warren Row, which has a cycling cafe which offers eat-in and take-away services.



## Directions

Post Code: RG10 8NP What3Words: ///electric.embers.nightcap

## Viewings

Viewing by prior appointment with Robinson Sherston Henley office.



Tel: 01491 411911  
Email: [henley@robinsonsherston.co.uk](mailto:henley@robinsonsherston.co.uk)

## 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.*