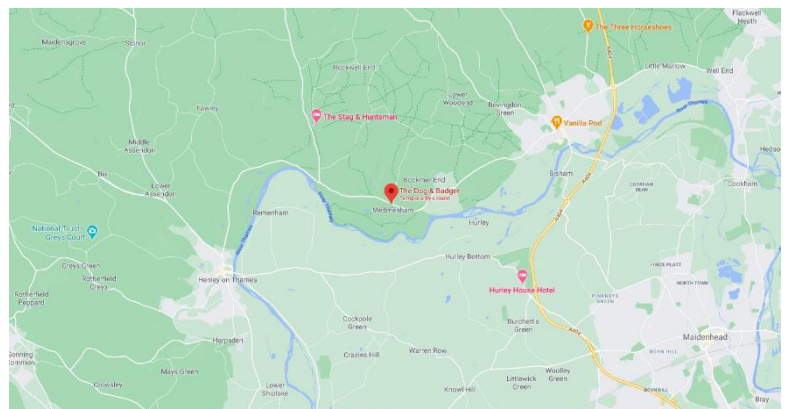




Dog and Badger, Henley Road, Marlow SL7 2HE

Summary

- New Lease Available
- Free of Tie
- 6 excellent en suite rooms
- Large Beer Garden
- Affluent Area
- Close to the Thames



Viewing is strictly by prior appointment with sole agents
Davis Coffery Lyons: dcl.co.uk

Paul Tallentyre
0207 299 0740
ptallentyre@dcl.co.uk

Connie Start
020 7299 0695
cstart@dcl.co.uk

Location

The property is located in Buckinghamshire, situated in the village of Medmenham between Marlow and Henley. The property is located on the A4155, which links the property to Marlow and Henley - on - Thames. The surrounding occupiers are formed almost exclusively of residential dwellings and in close proximity to the Thames.

[Google Street View](#)

Description

The property is a two storey building of brick construction under a pitched tiled roof. The main trade area comprises of a large single bar servery, serving a dining area and bar area. Ancillary accommodation at this level comprises of trade kitchen and customer WC's. The first floor provides a private dining room. To the rear of the property is a large been garden. The property has the benefit of 6 en suite rooms, houses in Gillman's Cottage located a short walk from the main bar area.

Substantial money has been spent on refurbishing the property.

Tenure

A new lease is available.

Terms

A new lease is available seeking rental offers of £120,000pa terms to be agreed.

Rateable Value

The current rateable value is £82,000.

Legal Costs and Confidentiality

Each party is to bear their own legal costs incurred in this transaction. All prices quoted may be subject to VAT provisions.

Viewings

All viewings should be arranged through the sole agents, Davis Coffey Lyons.

