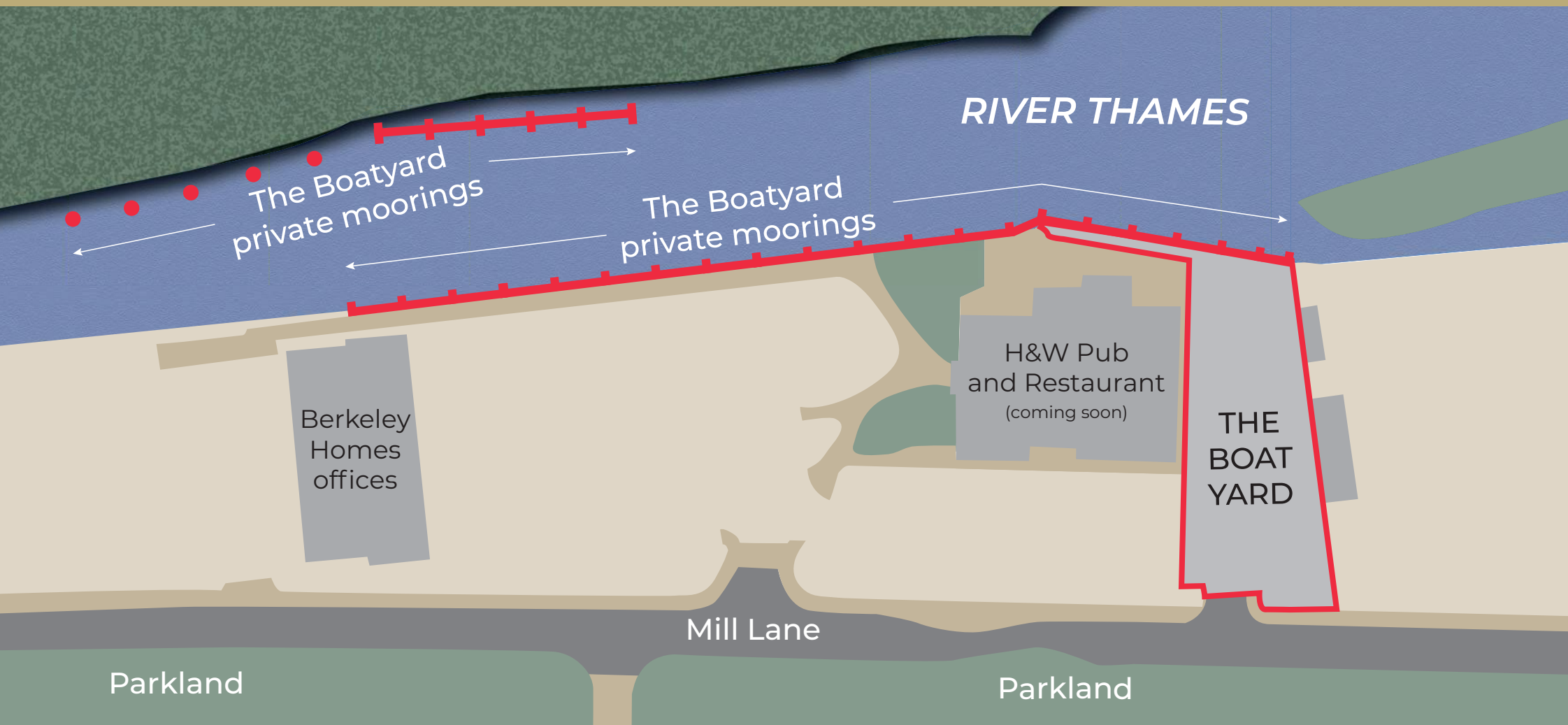


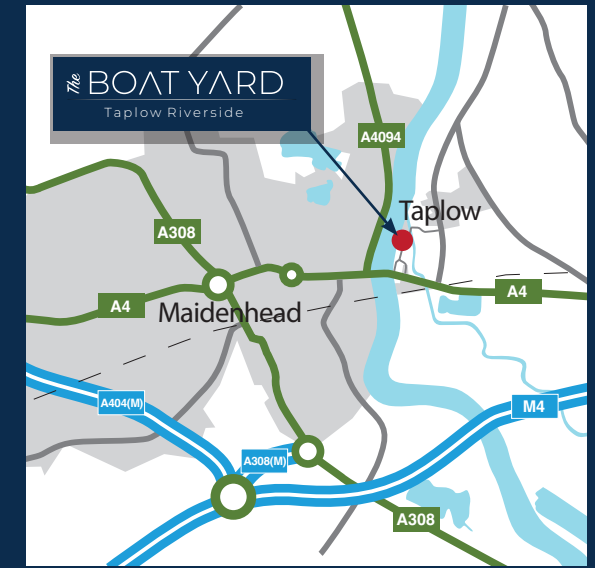
# The BOAT YARD

Taplow Riverside

Opportunity to buy boatyard facility in a unique setting on the River Thames



Approximate plot size of 0.23 acres



## LOCATION

The plot is accessed via Mill Lane, a short distance from Bath Road (A4) and is located within the prestigious Berkeley Taplow Riverside development.

This boatyard is set within a beautifully rich landscaped park with good transport links and many local amenities nearby including a new restaurant, due to be delivered on-site soon.

## DESCRIPTION

A truly unique opportunity to acquire a boatyard within the final phase of the Berkeley Taplow Riverside development.

The plot has planning for a detached Boat Chandlery building, leading to private riverside frontage with access to various moorings both on the riverside itself and pontoons opposite.

The approved planning permission\* is for a 1150 sq.ft. Boatyard facility over ground and first floors, with car parking on-site. The plot has the benefit of circa 99m of moorings with the ability to run power and water to, and a further 76m of moorings available via boat.

\* Planning reference 15/01039/FUL



01753 851251  
kemptoncarr.co.uk

**Mitchell Brooks**

mitchell.brooks@kemptoncarr.co.uk  
07818 117021

## TERMS

The freehold is offered for sale by private market treaty.

## BUSINESS RATE

Site currently being cleared - To be assessed

## ENERGY PERFORMANCE

Under development

## VAT

Will be applicable.

## VIEWING

The site is currently being cleared. Viewing is strongly advised in order to understand how the site fits within the wider development at Taplow Riverside undertaken by Berkeley Homes. Contact Sole Selling Agents - Kempton Carr Croft