





This stunning English Victorian home, spanning approximately 3,000 sq. ft, is a rare find that retains many of its original period features, offering a wealth of potential for a discerning buyer eager to restore it to its former grandeur. The double-fronted facade, characteristic of Victorian architecture, greets you with an inviting symmetry. Upon entering, you are immediately struck by the timeless beauty of the Minton flooring that graces the entrance hall, a testament to the craftsmanship of the era.

The interior is rich with original timber panelling, adding warmth and character to the spacious rooms. High ceilings adorned with intricate coving further enhance the grandeur, while large bay windows flood the home with natural light, creating an airy and elegant atmosphere. The expansive layout is ideal for a family, offering ample space for both everyday living and entertaining.

Surrounding the home, mature gardens provide a serene retreat, perfect for outdoor activities and relaxation. A charming balcony overlooks these gardens, offering an additional space to enjoy the outdoors. This home is truly must be viewed to be fully appreciated.



Porch

With a frosted timber glazed from entry door leading into, glazed timber door leads to:

Reception Hallway

With a central heating radiator, original Minton tiled flooring throughout, coving to ceiling, smoke alarm, original balustrade staircase rising to the first floor landing, internal panel doors lead to:

Dining Room

Featuring a full height double glazed bay window to the front elevation, a focal point original fireplace with timber Adam style surround and sandstone hearth, oak panel flooring throughout, picture rail, smoke alarm and central heating radiator.

Living Room

With a full height double glazed bay window to the front elevation, UPVC double glazed French doors lead to the side garden with adjoining glazed units, original open fireplace with sandstone surround and half and exposed brick backing, original coving to ceiling, two central heating radiators, TV aerial points and smoke alarm.

Former Servants Entrance

With a bespoke timber entry door leading into, timber panelling from floor to ceiling with picture rail, two old school style central heating radiators, internal door leading to:

Cloaks/WC

With a double glazed window to the rear elevation, low-level WC, wash hand basin with tile splashback and access into loft space via loft hatch.



Drawing Room

With two double sash windows to the rear elevation and central heating radiator, picture rail and timber panelled floor throughout.

Sitting Room

With a focal point cast iron log burning fireplace with original sandstone surround and exposed brick backing, parquet flooring throughout, glazed windows to the side elevation and central heating radiator.







Orangery

With glazed windows to rear and side elevations with vaulted aspects to ceiling and tiled floor throughout, French timber glazed doors lead to the side garden.

Landing

With a glazed sash window to the side elevation, central heating radiator, access into loft space via hatch, smoke alarm, panelled flooring throughout, internal doors lead to:

En-suite/Bathroom

With three glazed windows to the side elevation, featuring a three-piece family bathroom suite comprising of low level WC, floating wash hand basin, and bath unit with electric shower over, plumbing space for freestanding white goods if required, central heating radiator and a multicast log burning stove with tiled hearth, coving to ceiling, spoke alarm, built in storage with double shelving, internal doors lead to:

Bedroom One

With two glazed sash windows to the front elevation, UPVC double glazed French doors leading to the the timber balcony overlooking views of gardens and surrounding agricultural aspects. The room also comprises of a cast iron fireplace with tiled hearth, coving to ceiling and smoke alarm.

Bedroom Two

With two glazed sash windows to the front elevation, sink units with tiled splashback, coving to ceiling, smoke alarm, central heating radiator, internal door leading to:

Bedroom Three

With two glazed sash windows to the front elevation, coving to ceiling, smoke alarm, floating wash hand basin and central heating radiator.

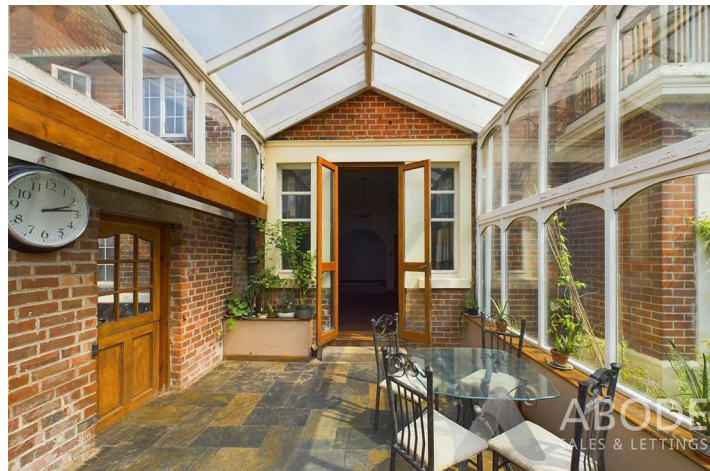
Bedroom Four

With a glazed sash window to the rear elevation, smoke alarm and central heating radiator.

Family Bathroom

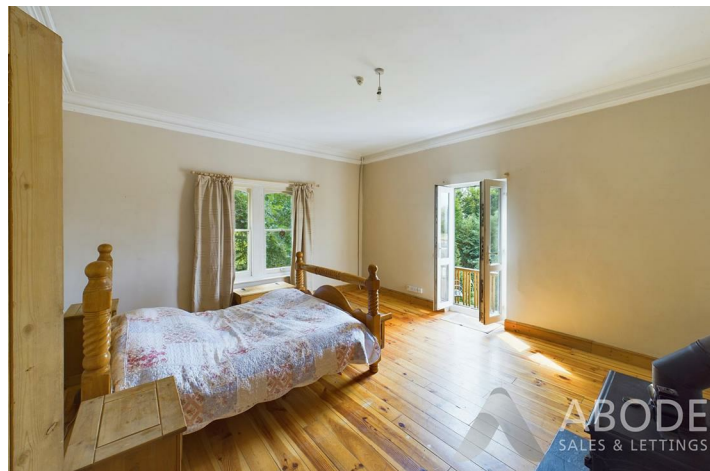
With a glazed sash window to the rear elevation with a secondary glaze, featuring a two piece bathroom suite comprising of pedestal wash basin with chrome tap fittings and tiled splashback and freestanding roll top bath unit with clawed feet, shower attachment and central heating radiator.



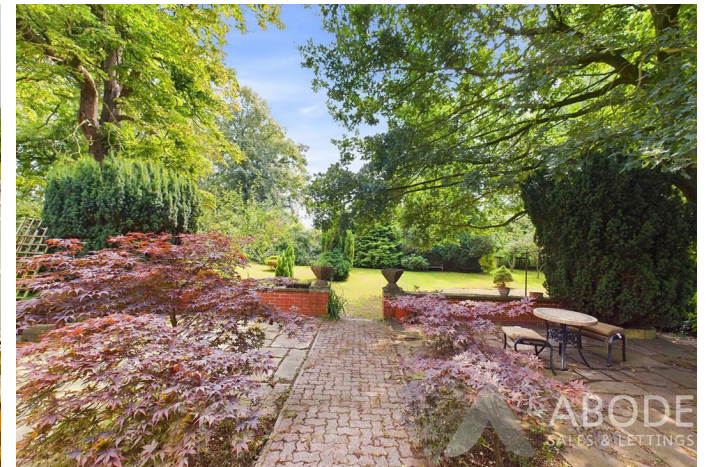




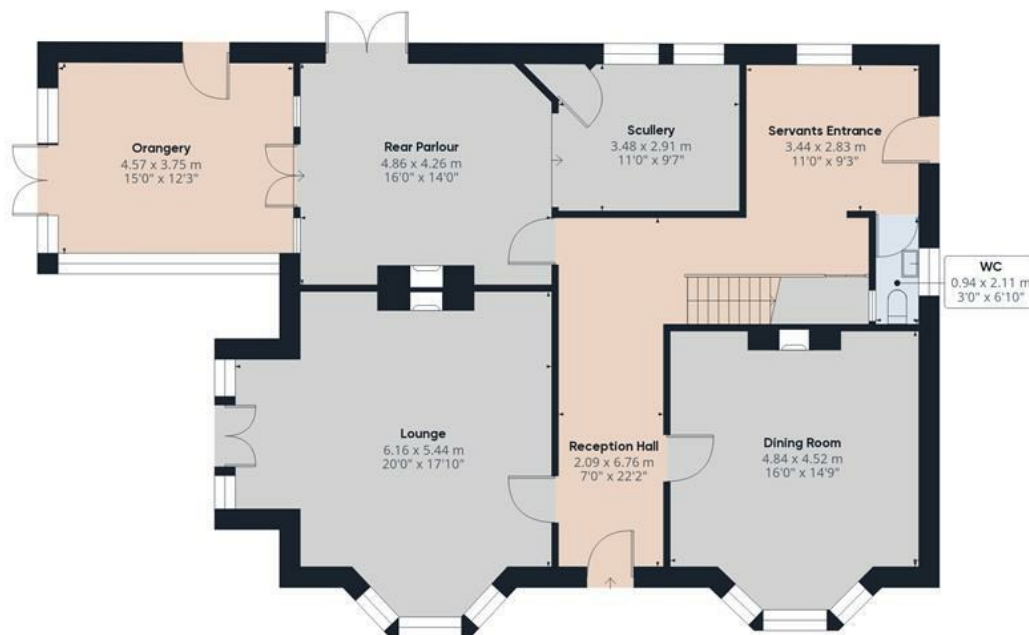












Floor 0



Floor 1

Approximate total areath

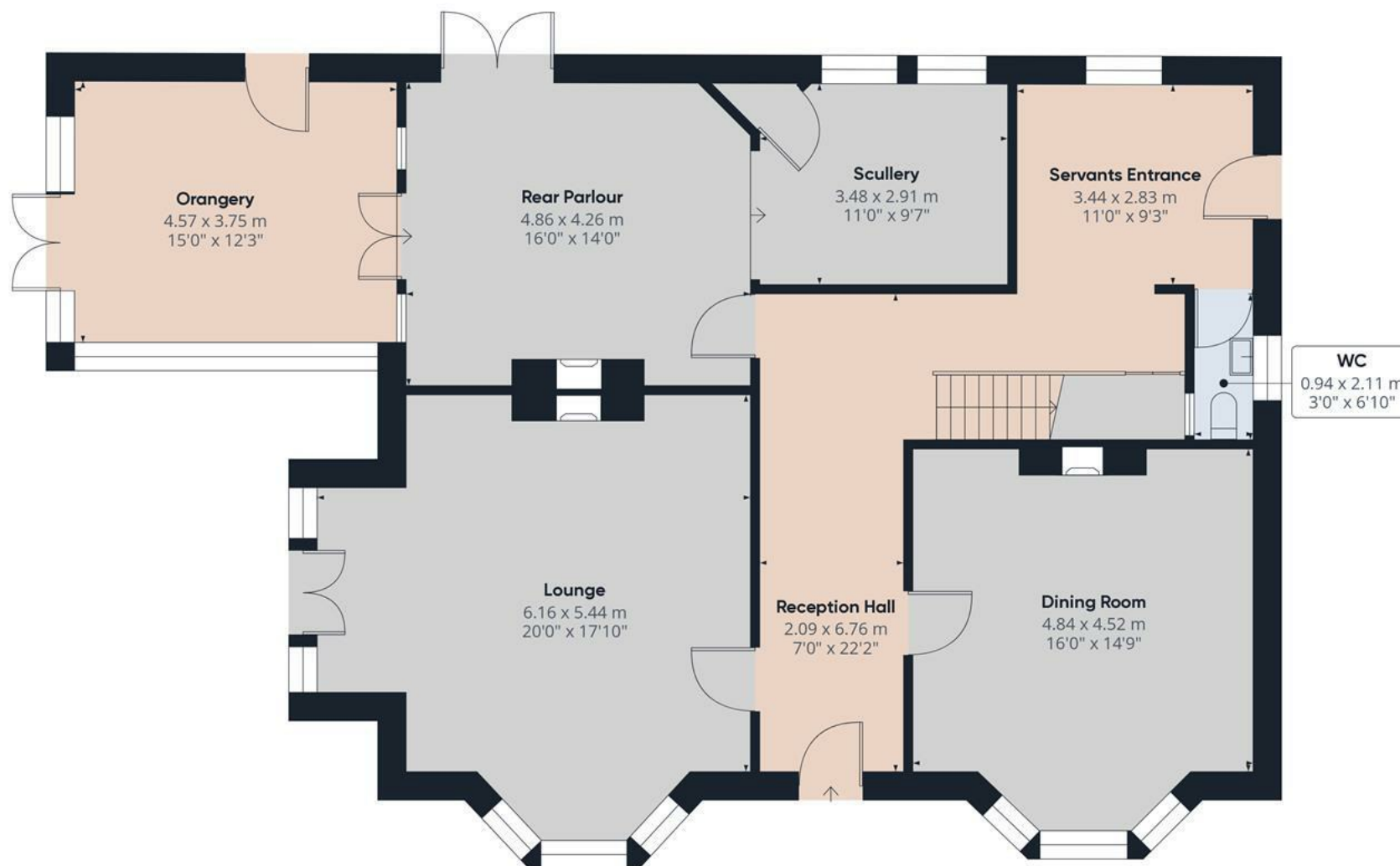
251.29 m²

2704.86 ft²

(1) Excluding balconies and terraces

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

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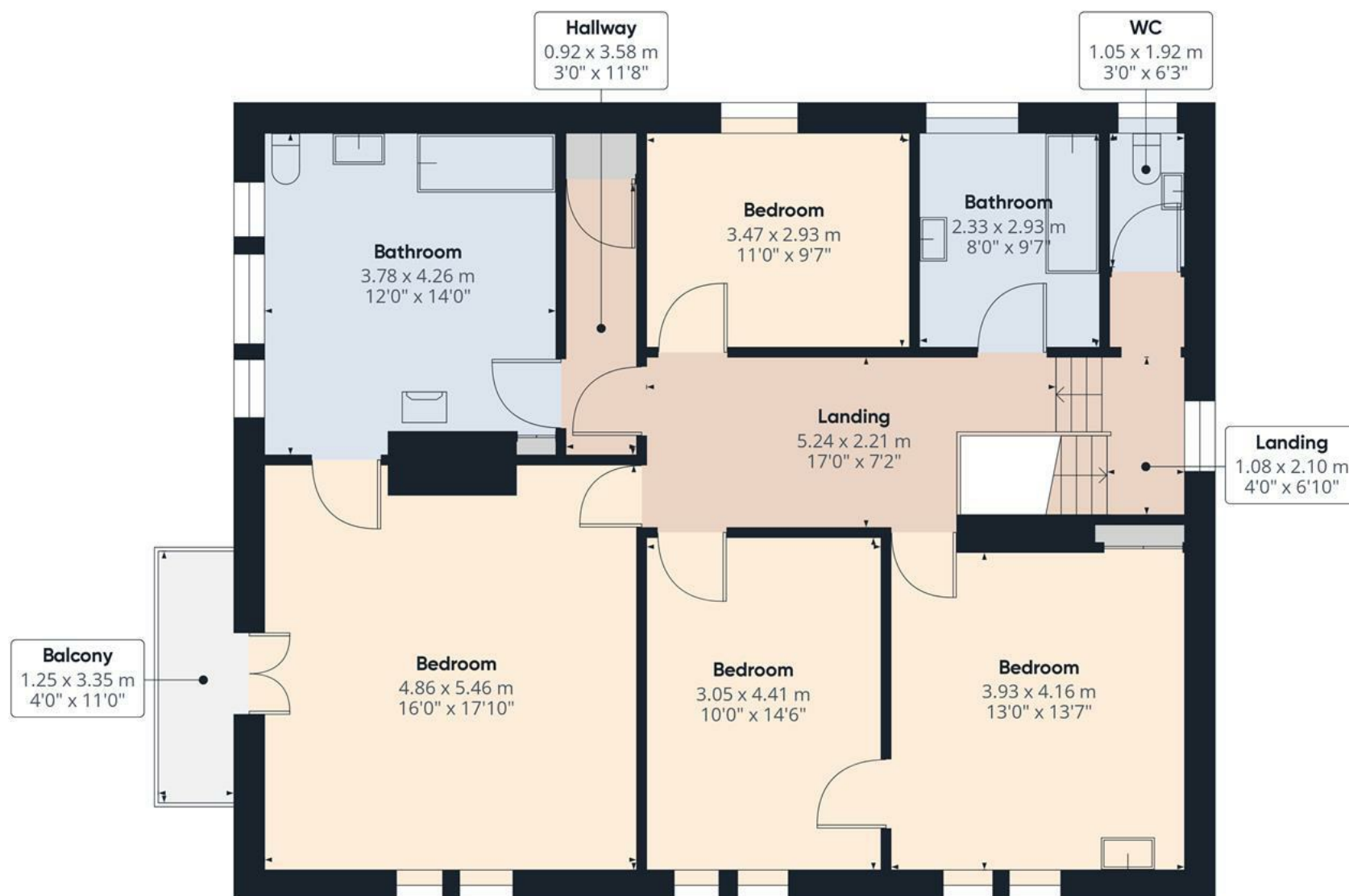
Approximate total area⁽¹⁾
140.55 m²
1512.87 ft²

(1) Excluding balconies and terraces

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Floor 0



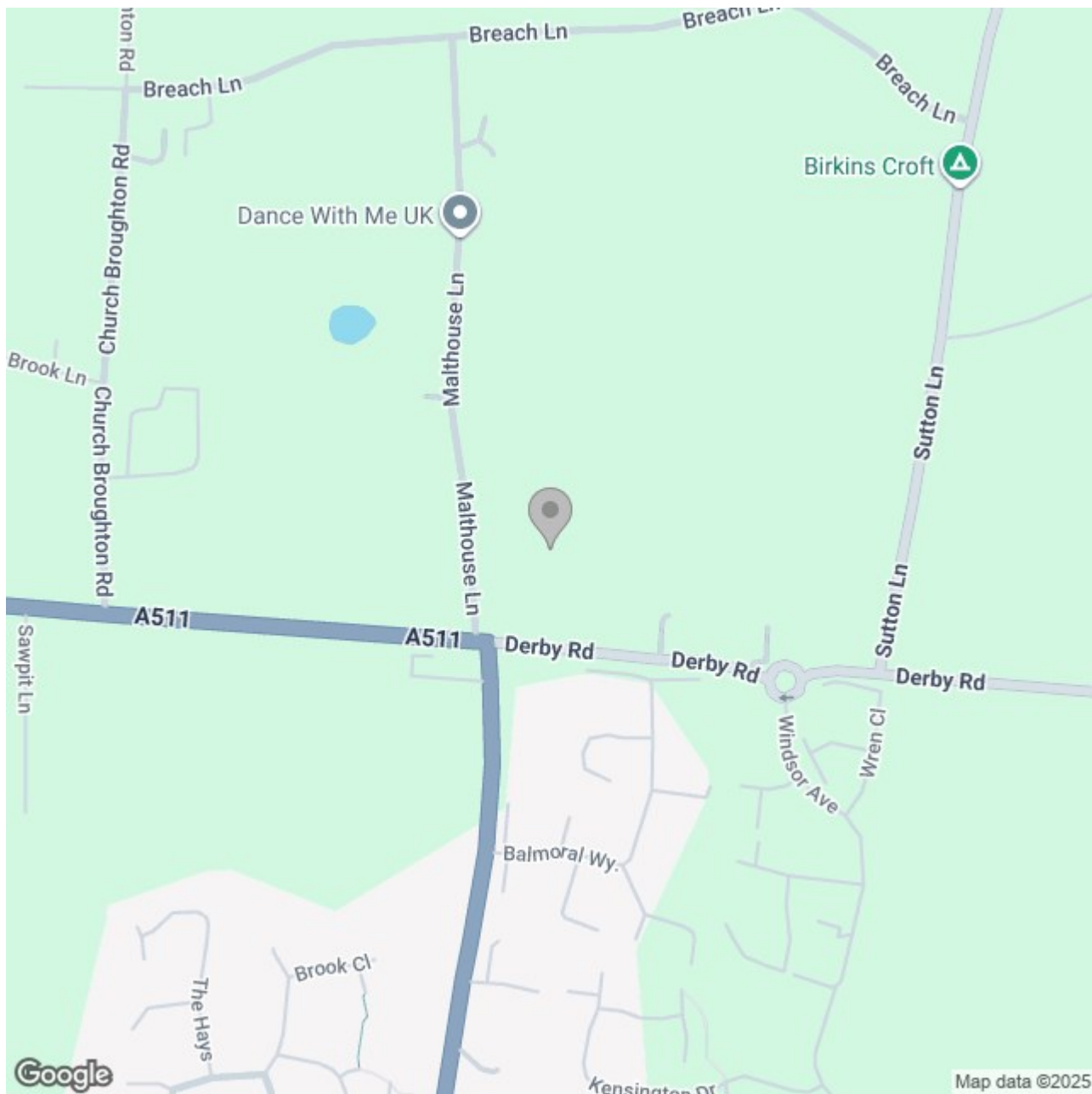
Approximate total area⁽¹⁾
110.74 m²
1192 ft²

(1) Excluding balconies and terraces

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Floor 1



Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		81
(69-80) C		
(55-68) D		
(39-54) E	42	
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC 	