

Elim International Centre, De Walden Road, Malvern

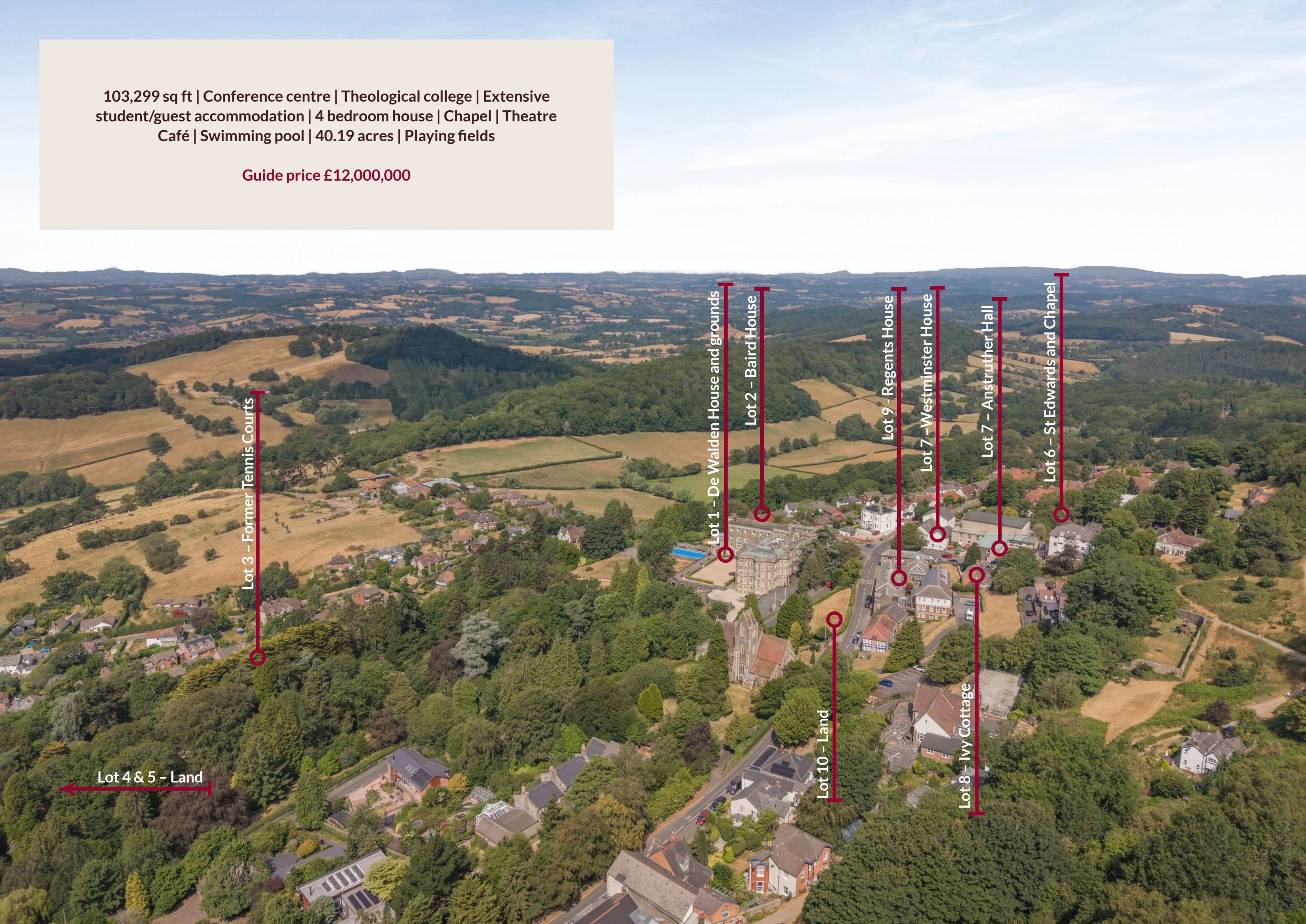


Strutt
& Parker

Land and property. Since 1885.

103,299 sq ft | Conference centre | Theological college | Extensive student/guest accommodation | 4 bedroom house | Chapel | Theatre
Café | Swimming pool | 40.19 acres | Playing fields

Guide price £12,000,000



Lot 3 - Former Tennis Courts

Lot 1 - De Walden House and grounds

Lot 2 - Baird House

Lot 4 & 5 - Land

Lot 9 - Regents House

Lot 7 - Westminster House

Lot 7 - Anstruther Hall

Lot 6 - St Edwards and Chapel

Lot 10 - Land

Lot 8 - Ivy Cottage



A sprawling estate with extensive event and conferencing facilities, accommodation and mature grounds, including the exquisite De Walden House, set in a beautiful village location surrounded by Malvern Hills countryside

The Elim International Centre is an exceptional country estate occupying a spectacular position within the Malvern Hills National Landscape. Incorporating the magnificent De Walden House together with an outstanding collection of historic buildings, educational and conference facilities, residential accommodation and extensive landscaped grounds, the estate currently serves as the headquarters of Elim Pentecostal Church and Regents Theological College.

De Walden House was commissioned by Lady Howard de Walden during the 1880s and remains an impressive example of Victorian architecture. The estate later became St James' School for Girls, where it remained for more than a century as a distinguished independent school. Over the years the school welcomed members of the Royal Family, while former governors included Robert Baden-Powell, whose signature and name remain preserved on foundation plaques throughout the estate.

The estate is surrounded by beautifully established grounds, originally laid out during the 1880s and once extending to approximately 286 acres. Today, the mature arboretum provides an impressive collection of specimen trees, while an avenue of cypress trees marks the original approach to the house. Historic Victorian pathways meander through the grounds, leading to the former Rose Temple and a disused summer house from which Lady Howard de Walden is said to have enjoyed afternoon tea overlooking the valley beyond.

The estate is offered in 10 individual lots, presenting a rare opportunity to acquire a remarkable range of historic buildings, residential accommodation, leisure facilities and land.



General

Local authority: Malvern Hills District Council

Services: Mains gas, water and drainage

Council Tax: All Student bedrooms are exempt. All flats and Ivy Cottage are registered for council tax and are chargeable unless a student lives in them. The main non-residential buildings are subject to business rates rather than council tax.

EPC ratings:

De Walden House (lot 1) - C

Baird House (lot 2) - C

St Edwards (lot 6) - C

Westminster House (lot 7) - C

Anstruther Hall (lot 7) - E

Ivy Cottage (lot 8) - E

Regents House (lot 9) - D

Tenure: Freehold



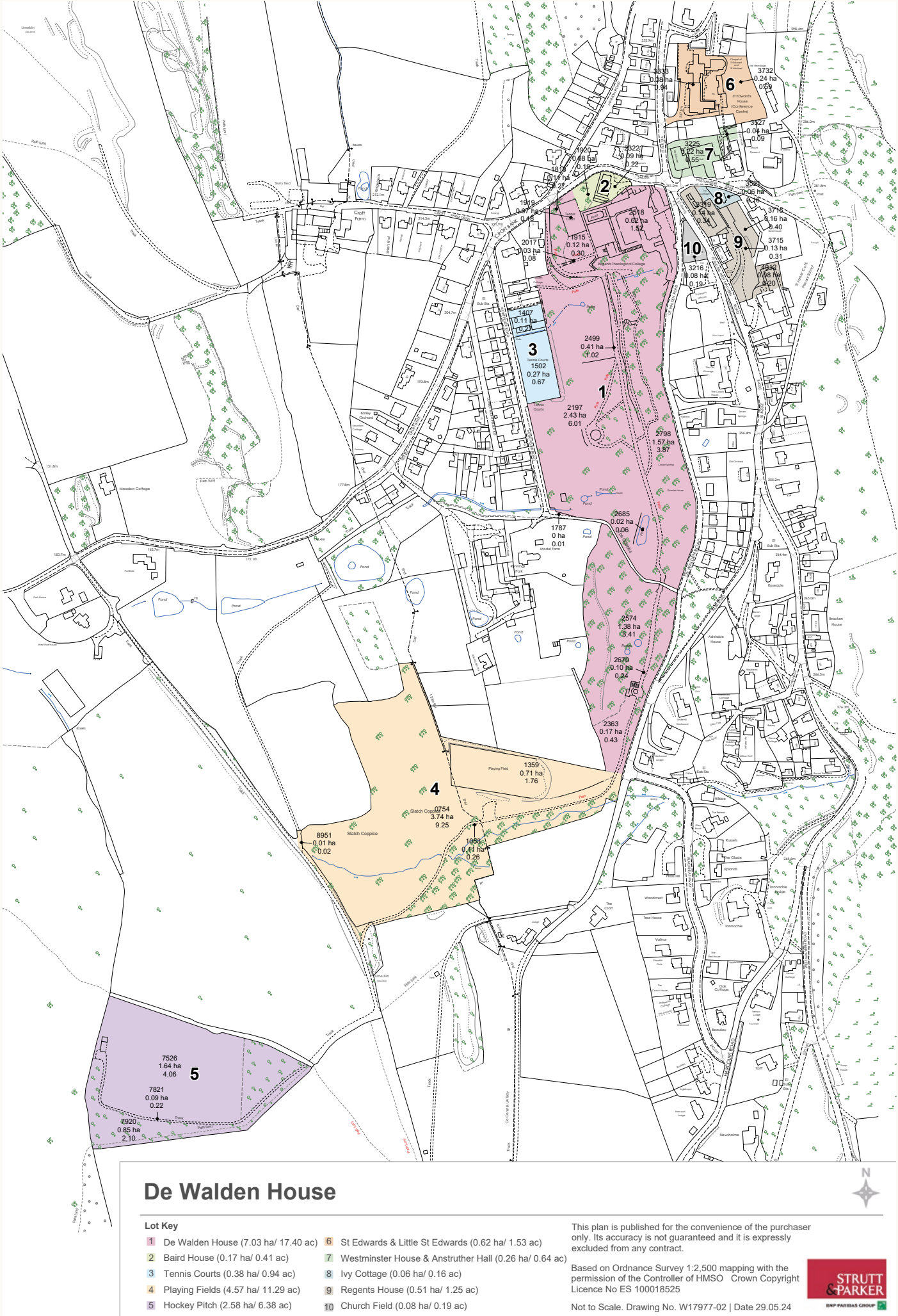


Location

The property is situated in the highly desirable neighbourhood of West Malvern, set on the western slopes of the Malvern Hills with spectacular far-reaching views across the Herefordshire countryside. West Malvern has an active community centred around the village hall, with a primary school in the village itself. The celebrated Victorian spa town of Great Malvern provides a comprehensive range of everyday amenities, including a Waitrose supermarket, independent shops, restaurants, the renowned Malvern Theatres complex and the Splash leisure pool. Schooling is exceptionally well provided for, with Northleigh Church of England Primary School and Malvern Wyche Church of England Primary School both rated Good by Ofsted, alongside the prestigious independent Malvern College. The Malvern Hills offer outstanding walking and cycling directly from the doorstep. Great Malvern station provides services to London Paddington, Birmingham and Worcester, while Junction 7 of the M5 is within easy reach.

Postcode region: WR14





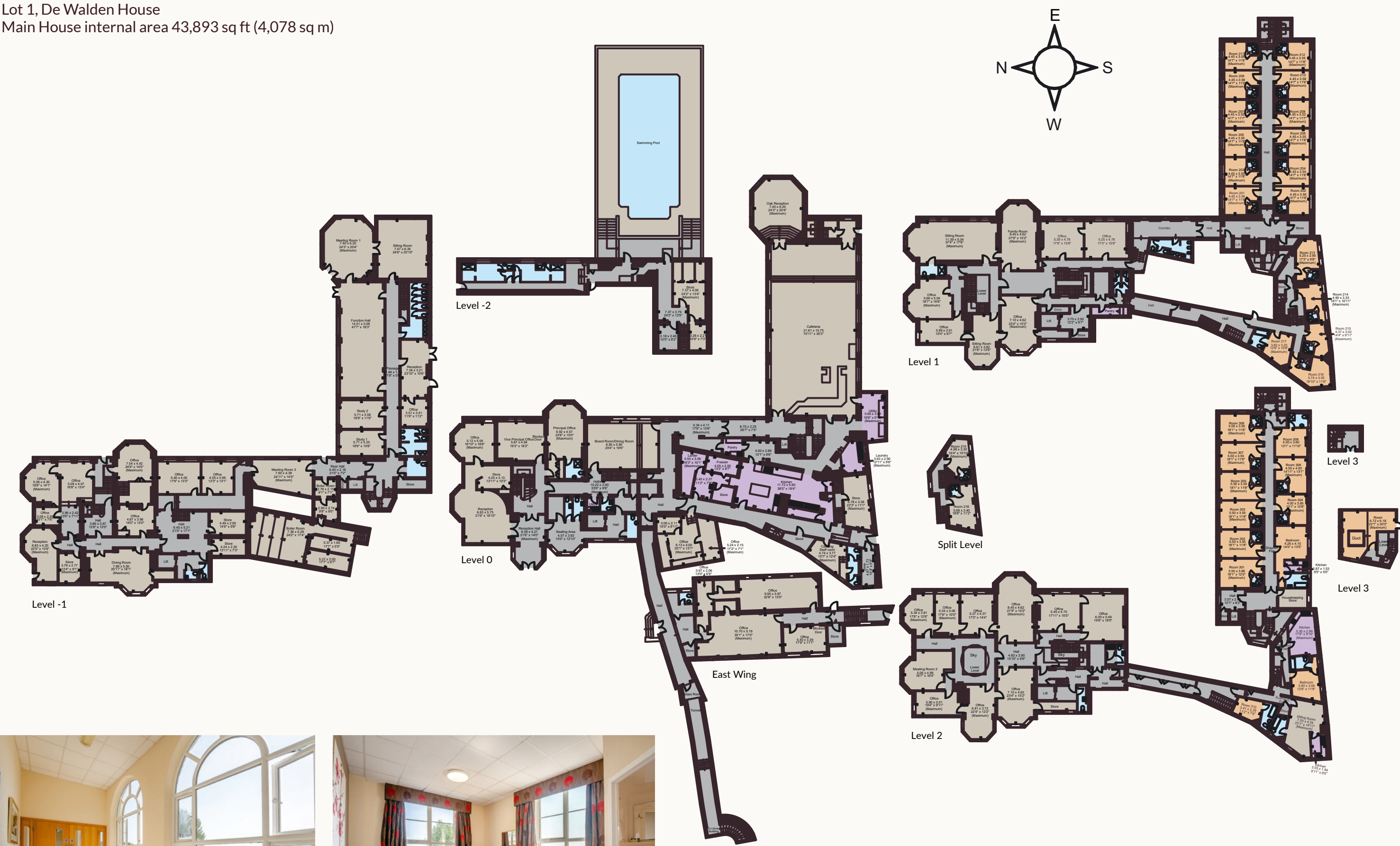
Lot 1

Guide price £5,500,000

Lot 1 comprises the magnificent De Walden House, an elegant Bath stone mansion retaining a wealth of original architectural detail, including tall windows, lofty ceilings and impressive reception spaces. Extending to more than 30,000 sq ft, the building currently accommodates Elim's headquarters and conference centre, with extensive accommodation, offices, formal reception rooms, meeting rooms, a substantial function hall, professional kitchen, cafeteria and an outdoor swimming pool. An underground tunnel connects De Walden House to Regents House for easy access between the two buildings.



Lot 1, De Walden House
Main House internal area 43,893 sq ft (4,078 sq m)



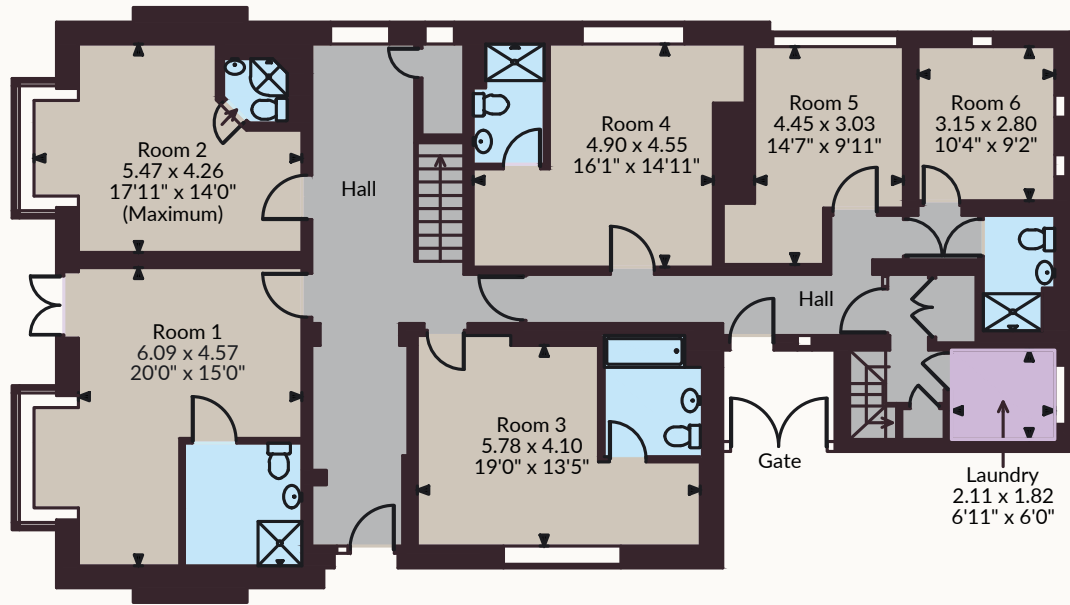
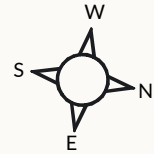
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Lot 2
Guide price £800,000

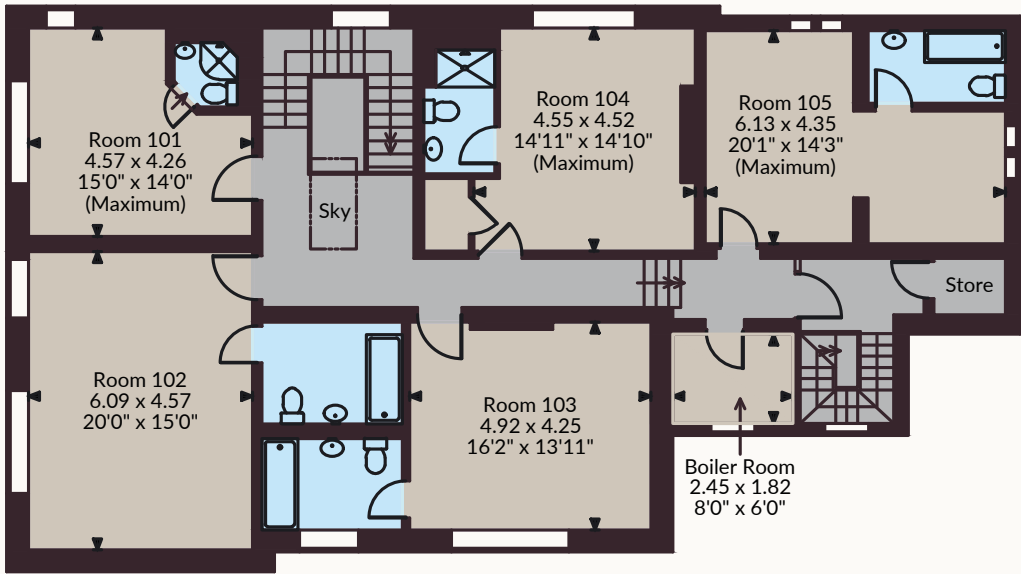
Lot 2 comprises Baird House, a substantial residential property currently arranged as guest accommodation. The building provides nine bedrooms with en suite bath or shower rooms together with two additional rooms suitable for bedrooms, reception rooms or further communal accommodation.



Lot 2, Baird House
Baird House internal area 3,935 sq ft (366 sq m)



Ground Floor



First Floor

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Lot 3

Guide price £500,000

Lot 3 comprises the former tennis courts and a variety of external storage buildings. This land is adjacent to Lot 1 and a path connects it to De Walden House, with Montpelier Road forming the western boundary.





Lot 4

Guide price £125,000

Lot 4 comprises a parcel of land that houses a playing field, attractive woodland and a stream, with a walking trail that connects it to Lot 1.



Lot 5

Guide price £175,000

Lot 5 is set slightly apart to the southwest of the principal estate buildings. It comprises three hockey pitches and further woodland, with a path running from one side across to a pavilion on the other.



Lot 6

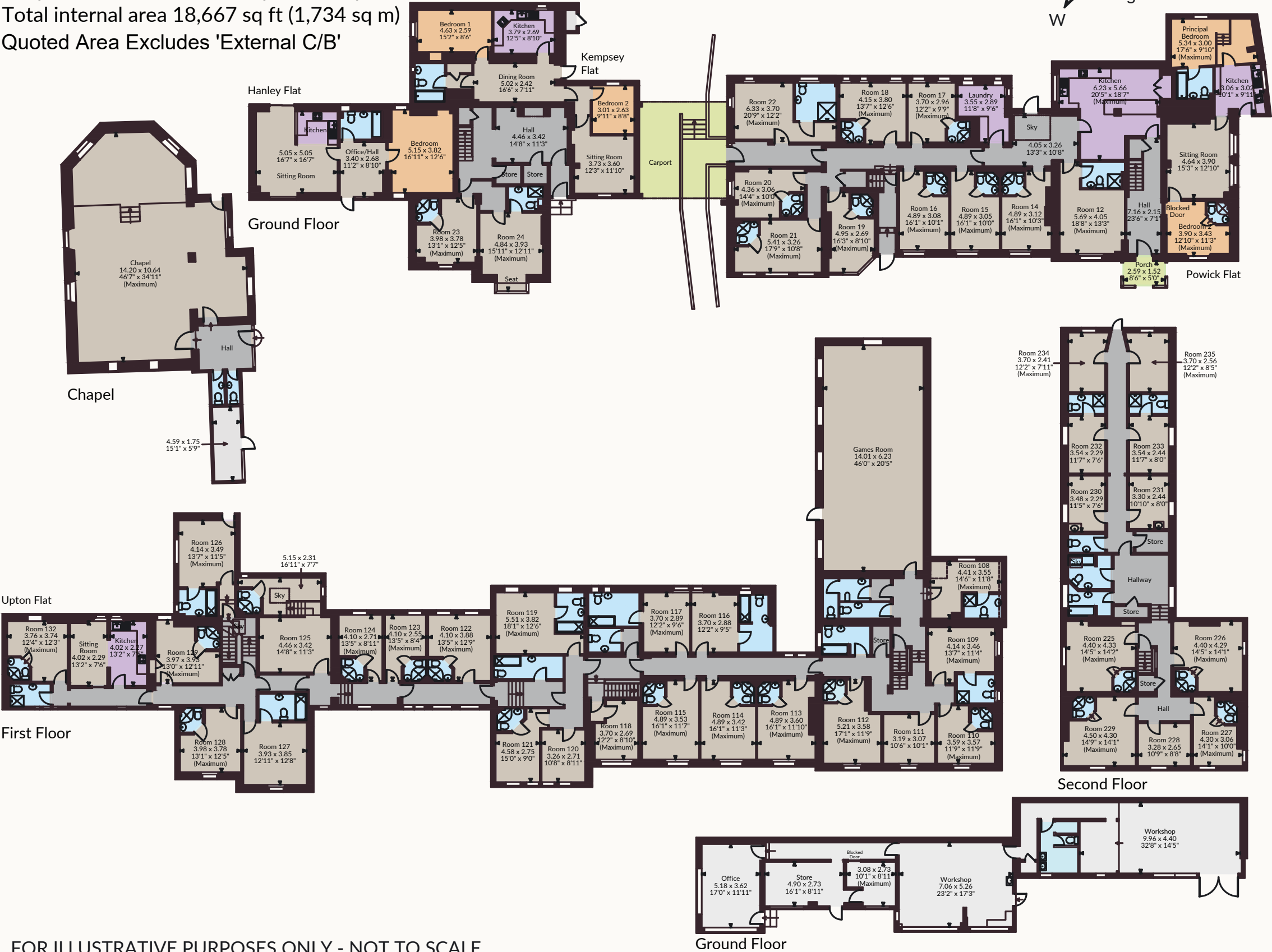
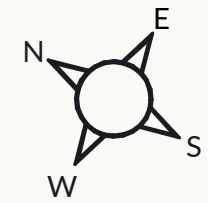
Guide price £1,500,000

Lot 6 includes the estate's striking Victorian Chapel of St Edward and St Michael, notable for its beautiful stained-glass windows depicting children from around the world, together with St Edwards and Little St Edwards. Together these buildings provide more than 11,000 sq ft of residential accommodation, comprising 45 bedrooms, 36 of which benefit from en suite facilities, together with two communal bathrooms and several WCs. Additional accommodation includes two 2 bedroom flats, two 1 bedroom flats, a 46 ft games room, kitchen, laundry facilities, offices, workshops and extensive storage.





Lot 6 - St. Edwards and Little St. Edwards, Elim International Centre, De Walden Road, Malvern
 Main House internal area 15,516 sq ft (1,442 sq m)
 Workshop internal area 1,627 sq ft (151 sq m)
 Chapel internal area 1,524 sq ft (142 sq m)
 Total internal area 18,667 sq ft (1,734 sq m)
 Quoted Area Excludes 'External C/B'



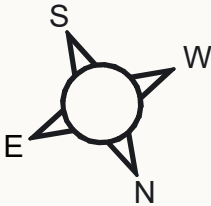
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Lot 7
Guide price £1,600,000

Lot 7 comprises Anstruther Hall together with Westminster House. Anstruther Hall is an impressive theatre and lecture hall with seating for up to 240 people and includes a café, studio, music room, offices, ancillary accommodation and extensive support facilities. Westminster House is currently arranged as residential rental accommodation.



Lot 7, Anstruther Hall
Internal area 10,799 sq ft (1,003 sq m)



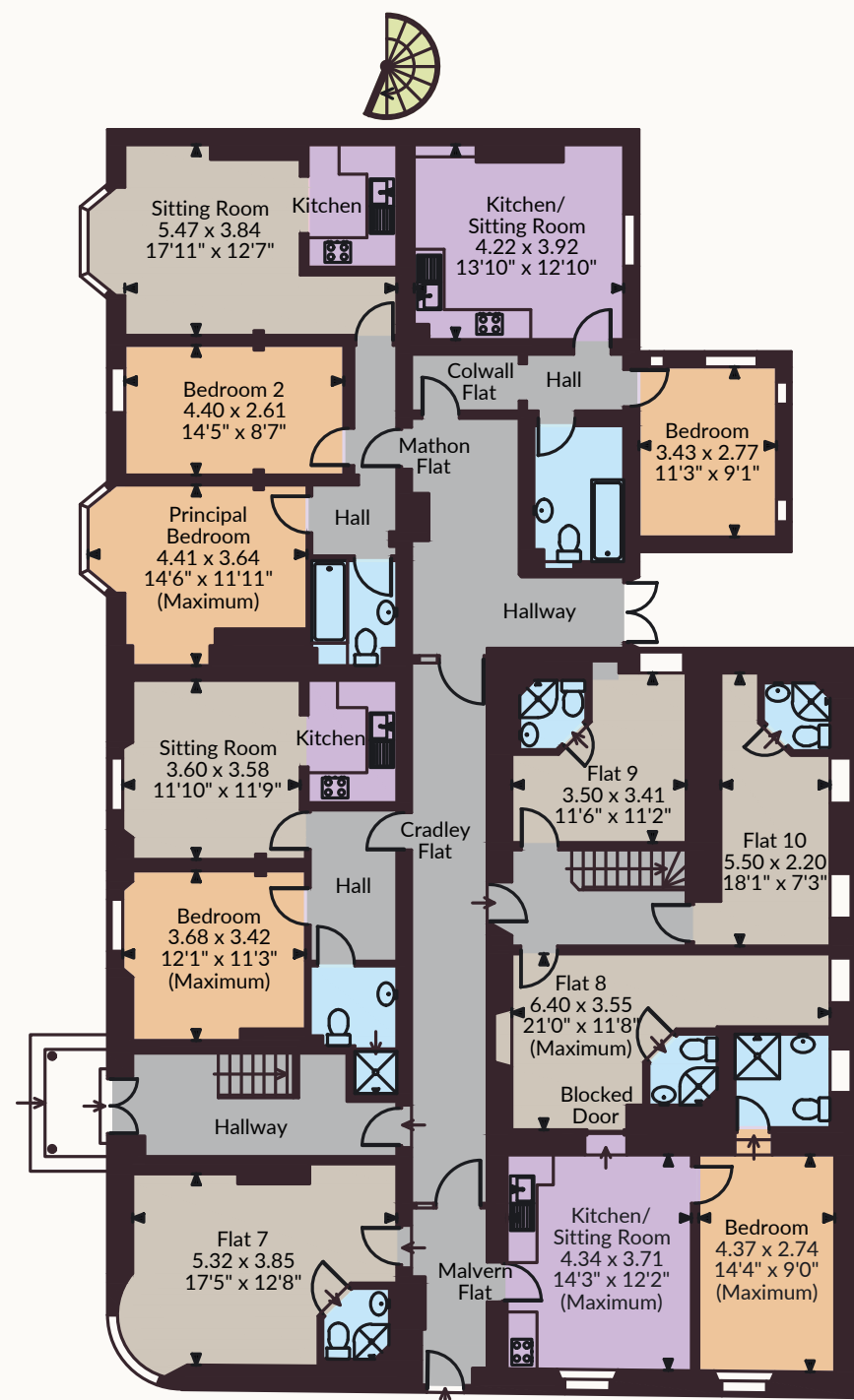
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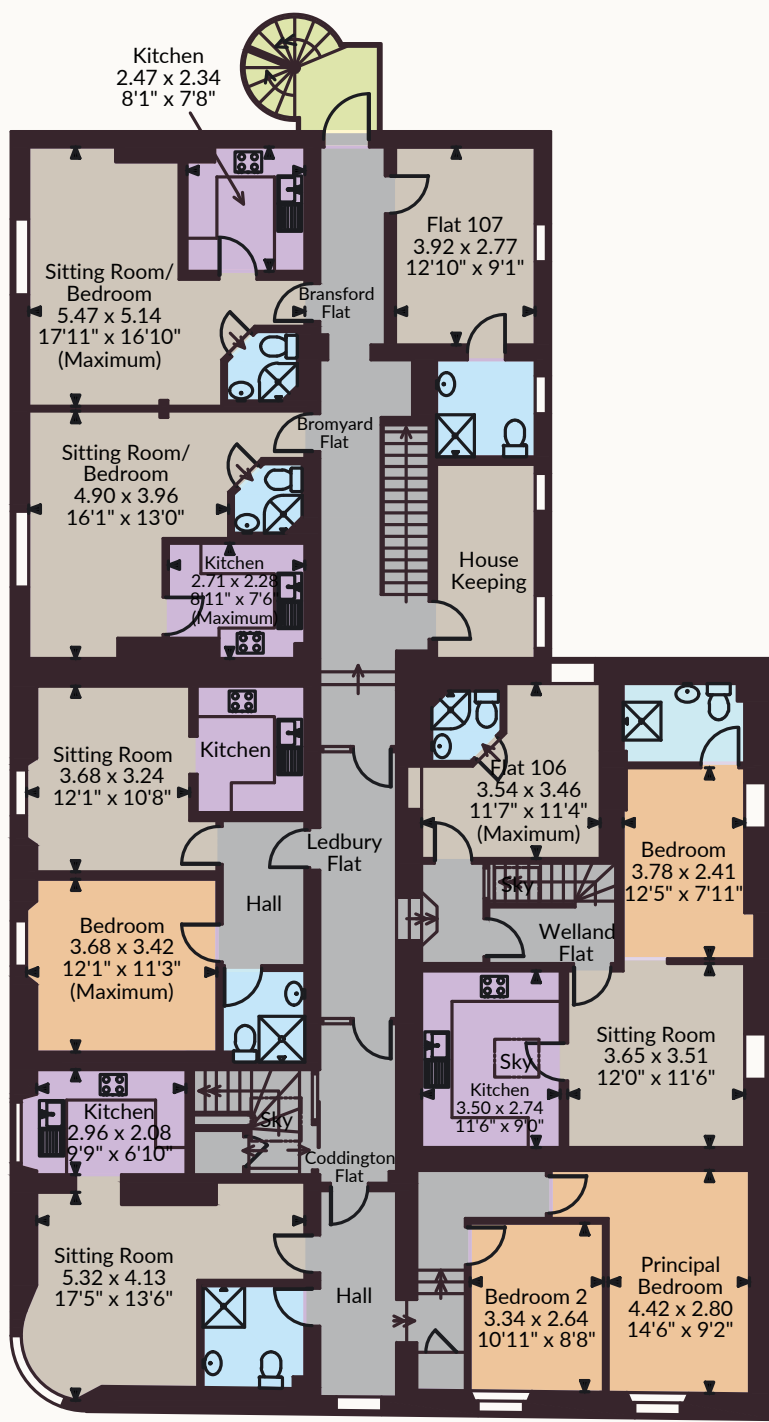
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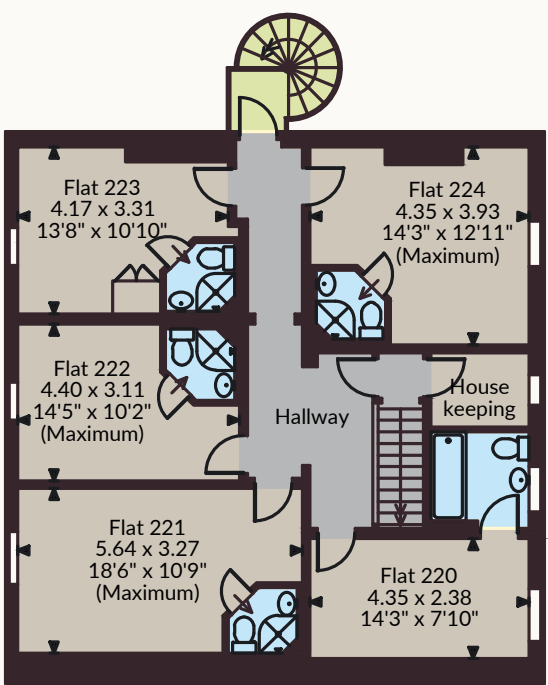
Lot 7 Westminster House
Internal area 7,765 sq ft (721 sq m)



Ground Floor



First Floor



Second Floor

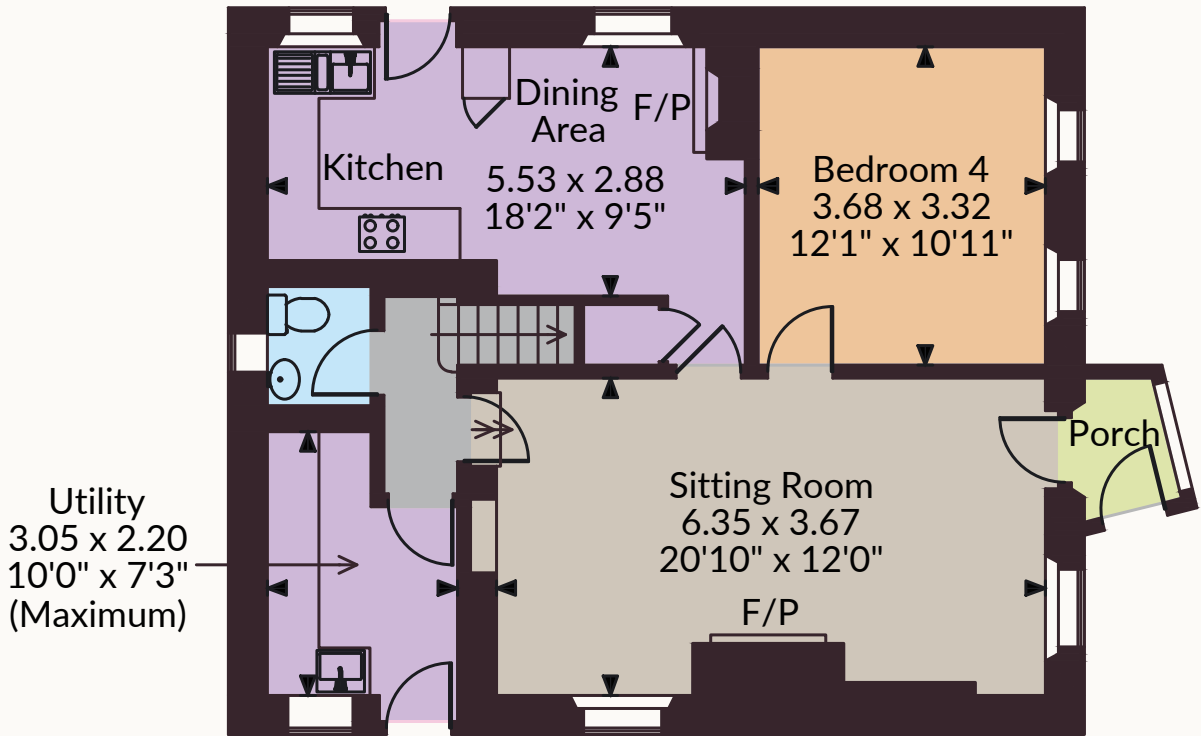
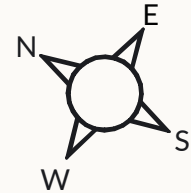


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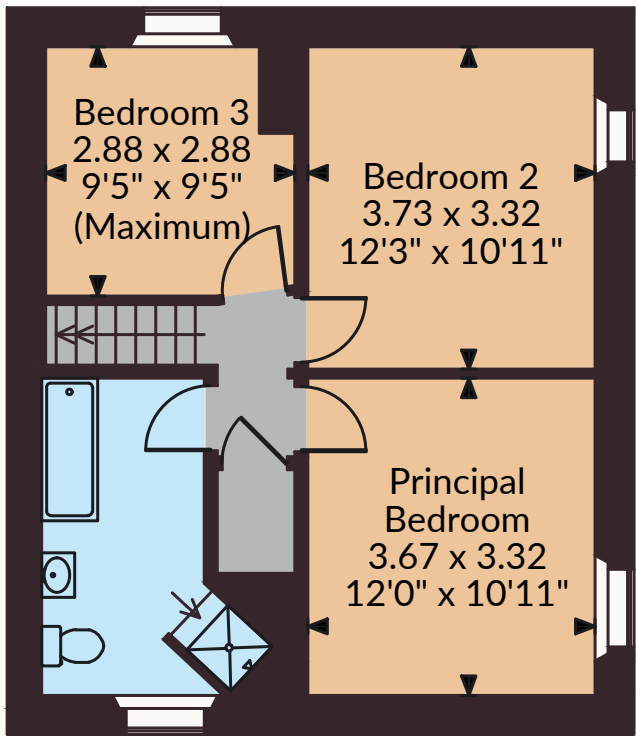
Lot 8
Guide price £240,000
Lot 8 comprises Ivy Cottage, an attractive four-bedroom detached house currently utilised as a residential rental property.



Lot 8 - Ivy Cottage, Elim International Centre, De Walden Road, Malvern
Internal area 1,259 sq ft (117 sq m)



Ground Floor



First Floor

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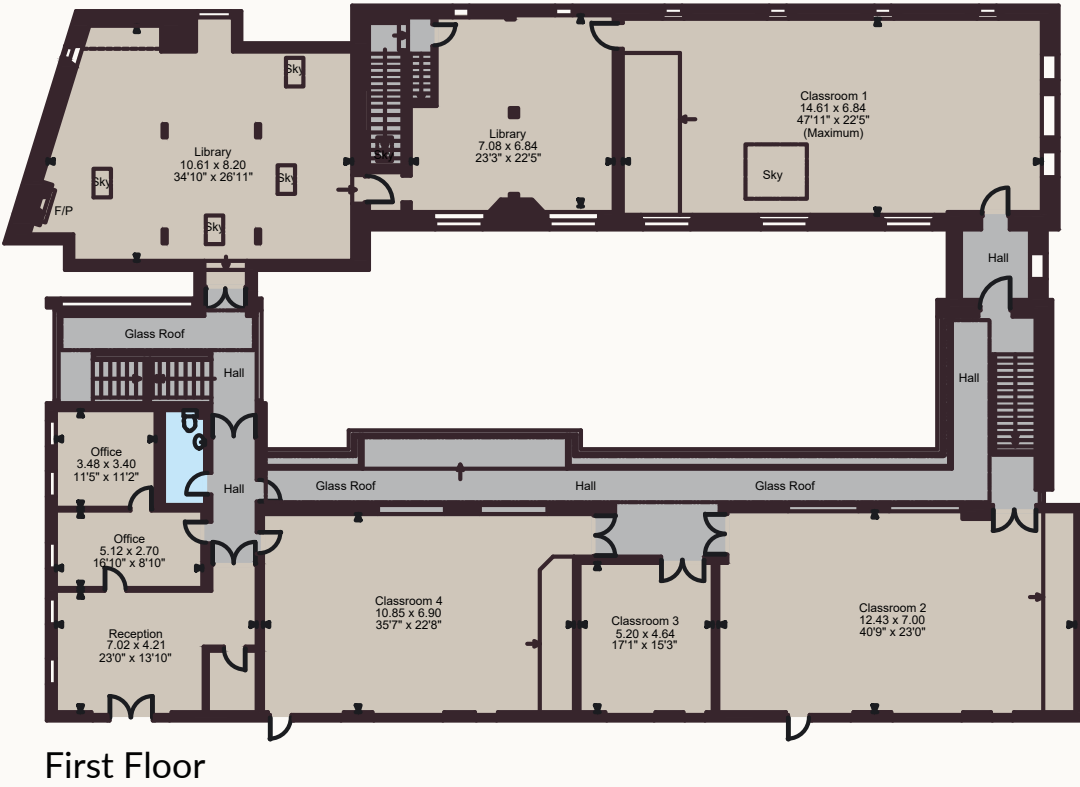
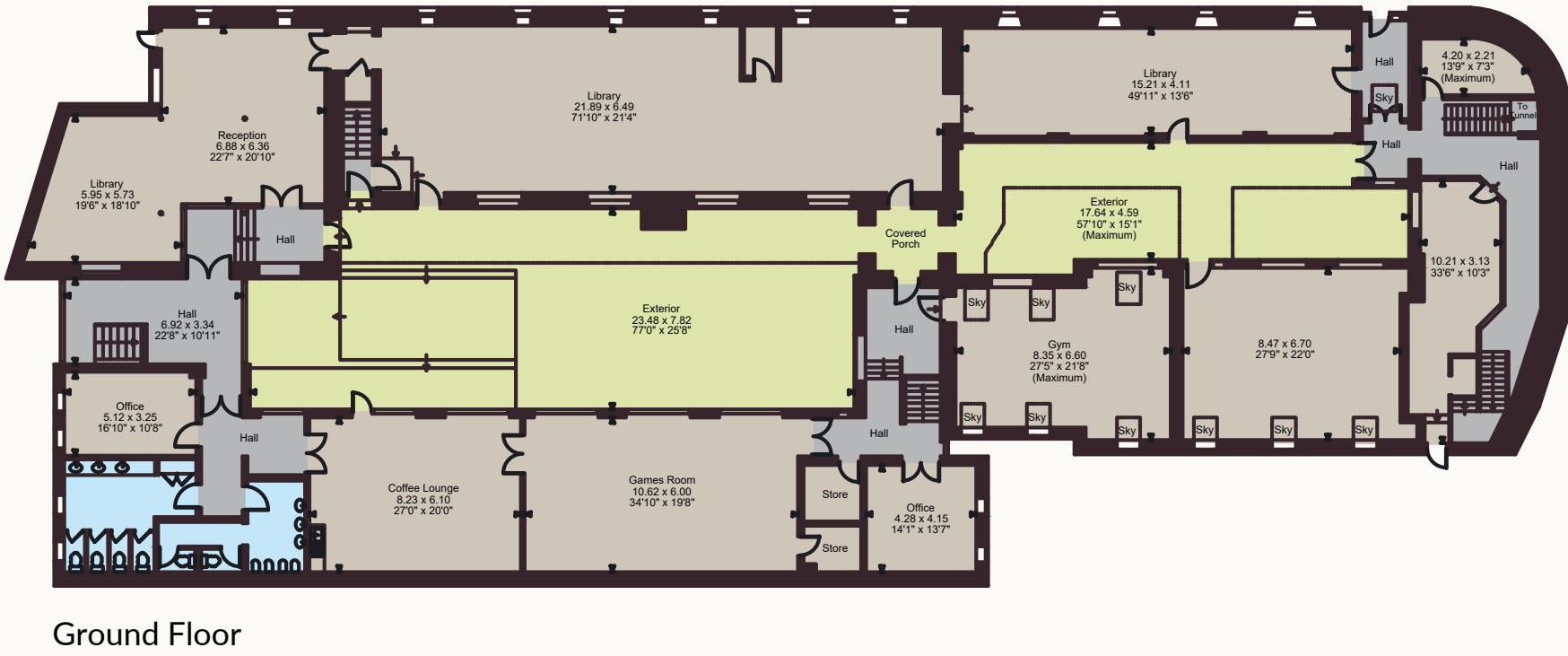
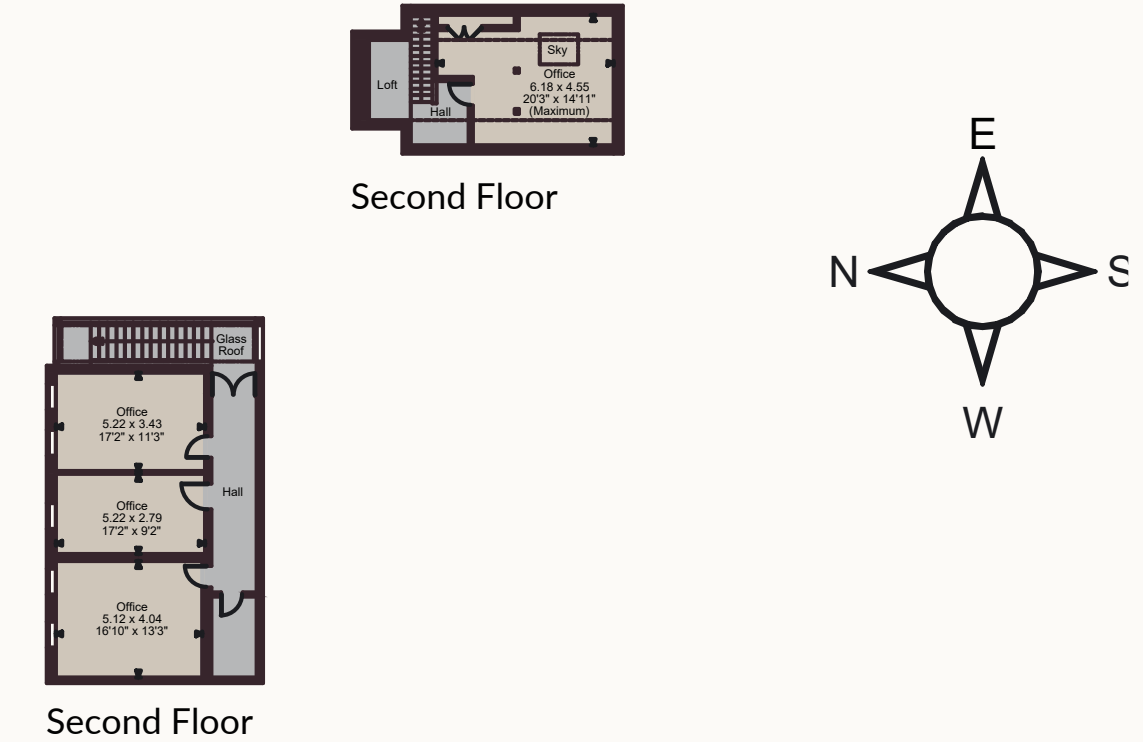
Lot 9

Guide price £1,650,000

Lot 9 comprises Regents House, situated on the opposite side of West Malvern Road and connected to De Walden House via an underground tunnel. Formerly the mansion's stables and carriage house, the building is constructed from locally quarried Malvern stone and retains numerous Victorian features, including its original cobbled courtyard and iron horse hitching posts. The accommodation is centred around an enclosed courtyard and currently houses Regents Theological College, providing two substantial library rooms, a coffee lounge, games room, gymnasium, classrooms and offices.



Lot 9, Regents House
Library Building internal area 16,738 sq ft (1,555 sq m)



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Lot 10
Guide price £10,000

Lot 10 comprises a triangular parcel of land known as Church Field, positioned between De Walden House and Regents House, with De Walden Road forming the boundary to the west and West Malvern Road to the east. This gently sloping field is bounded by neat hedging and adjoins the churchyard of picturesque St James's Church.



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