



Staindrop House
Staindrop, County Durham

A magnificent 6-bedroom Grade II listed Georgian house with two cottages located in a sought-after village

A superbly presented Georgian family home, sensitively combining quality fixtures and fittings and modern amenities with a wealth of period features. It is located at the heart of a desirable and highly convenient village, near to local village and market town amenities, the road network and the train station.



**6 + 2
RECEPTION
ROOMS**



**6 + 4
BEDROOMS**



**7 + 2
BATHROOMS**



OFF STREET



**REAR
GARDENS**



FREEHOLD



**HEART-OF-
VILLAGE
LOCATION**



**MAIN HOUSE
6964 SQ FT**



**GUIDE PRICE
£1,100,000**

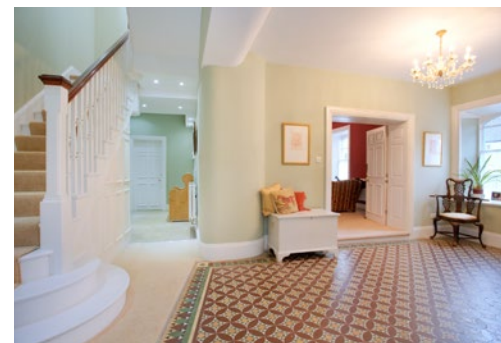
The property

Staindrop House is a limewash-rendered 18th-century family home offering 6,964 sq ft of flexible accommodation which has been lovingly and sympathetically renovated to an exceptionally high standard, featuring large sash glazing and high ceilings. Providing an elegant family and entertaining space, the accommodation flows from an entrance hall, a rear hall with cloakroom, fitted utility/boot room and garden access and a rear reception hall with circular sky lantern and a door to the terrace. It briefly comprises a drawing room with rear aspect bay window and feature fireplace, a morning room with circular sky lantern and French doors to the rear garden, a vaulted wooden-floored dining room, a sitting room with fireplace and a games room with French doors to the terrace. The ground floor accommodation is completed by a flagstone-floored kitchen/breakfast room. It has a range of wall and base units, a central island, Belfast sink, complementary worktops, modern integrated appliances and a bay-windowed breakfast area. The property also benefits from generous cellarage

including a wine store. Stairs rise from the entrance and rear reception halls to the first floor where the immaculate attention to detail continues. It provides a principal bedroom with adjacent shower and bathrooms, the latter with freestanding bath, a dressing room and a further bedroom with en suite shower room, together with a library/study with a neighbouring shower room, suitable for use as an additional bedroom. The property's four remaining bedrooms sit on the second floor, three benefitting from en suite bathrooms.

Outside

Having plenty of kerb appeal, the property is approached from the pavement through a Tudor-arched front door. Double electric gates and a vehicle arch to the left of the property give access to ample gravelled private parking. Further double gates to the right of the property give access to further parking and to the property's two cottages.



The first cottage has an entrance hall, cloakroom, sitting room, fitted kitchen and two ground floor bedrooms, the first floor offers a third bedroom with a dressing room and bathroom. The second cottage has a kitchen/breakfast room and a first floor sitting room and bedroom with en suite bathroom. Both offering the opportunity for an additional income stream or for multi-generational living.

The beautifully landscaped walled rear garden is laid mainly to lawn with well-stocked flowerbeds, shrubs and mature trees. It features numerous seating areas and a large, paved terrace with steps rising to a raised terrace off the games room and rear reception hall, all ideal for entertaining and al fresco dining.

Location

Historic Staindrop village has a church, local shops, a Post Office, tea shop with restaurant, pub and primary and secondary schools, all surrounded by beautiful walking and riding countryside including Raby Castle's parkland. The market town of Barnard Castle offers more extensive shopping, service and recreational

amenities including a golf club. More extensive facilities are available in Bishop Auckland and Darlington and, slightly further afield, in Richmond and Durham.

Transportation links are excellent: Staindrop sits on the A688 which links to the A66, A67 and A1(M), giving access to major regional centres and the motorway network, Bishop Auckland station (8.3 miles) offers regular services to central London, and Teesside International, Newcastle International and Leeds Bradford Airports provide a range of domestic and international flights.

The area offers a wide range of state primary and secondary schooling including Teesdale School and Sixth Form (rated Outstanding by Ofsted), together with independent schools including Barnard Castle, Pear Tree, Durham High School for Girls and Durham Cathedral.

Distances

- Barnard Castle 5.9 miles
- Darlington 11.5 miles
- A1(M) 12.1 miles
- Richmond 15.2 miles
- Durham 18.6 miles
- Teesside international airport 18.6 miles

Nearby Stations

- Darlington
- Durham

Key Locations

- Bowes Museum
- Teesdale Way
- High Force Waterfall
- Durham Cathedral and Castle
- North Pennines National Landscape
- Yorkshire Dales National Park

Nearby Schools

- Staindrop CofE Primary School
- Staindrop Academy
- Barnard Castle School



Floorplans

Main House internal area 6,964 sq ft (648 sq m)

Cottage 1 internal area 1,359 sq ft (126 sq m)

Cottage 2 internal area 660 sq ft (61 sq m)

Total internal area 8,983 sq ft (835 sq m)

For identification purposes only.

Directions

Post Code: DL2 3NH ///What3words: novels.rivers.
broke - brings you to the driveway

General

Local Authority: Durham County Council

Services: Mains gas, electricity and water and drainage. Gas-fired central heating.

Mobile and Broadband checker: Information can be found here <https://checker.ofcom.org.uk/en-gb/>

Council Tax: Band F

EPC Rating: D

Wayleaves and easements: The property is sold subject to wayleaves or easements, whether mentioned in these particulars or not



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The position & size of doors, windows, appliances and other features are approximate only.

Denotes restricted head height

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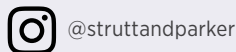
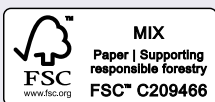
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