



The Nash

Love Lane, Marnhull, Sturminster Newton, Dorset

**STRUTT
& PARKER**

BNP PARIBAS GROUP 

A unique country house set in stunning grounds of about 2.79 acres

A substantial house with unique styling, set in a peaceful rural position. This architect-designed property features handsome Italian-style elevations, while inside there are spacious, airy reception rooms which make for the perfect entertaining home.



5 RECEPTION ROOMS



5 BEDROOMS



4 BATHROOMS



GARAGE



2.79 ACRES



FREEHOLD



RURAL



4,819 SQ FT



**GUIDE PRICE
£2,200,000**



The property

The Nash is an architect-designed property built in the 1980's styled to resemble an Italian villa with Roman tiling and Purbeck stone elevations evoking the early American ranch houses of Frank Lloyd Wright. The property offers almost 5,000 sq ft of beautifully appointed open plan living with natural light and interior stonework. Situated in a quiet corner of the village and enclosed in a wonderful walled garden (originally belonging to a neighbouring historic house) this contemporary home offers a high degree of privacy and security provided by electric gates and high stone walls.

With exceptional flow to the ground floor rooms it is a house designed for entertaining. Each interconnecting ground level room has ceiling to floor windows giving a continuous connection to the garden spaces and vistas. Decorated by an artist The Nash contains many hand-crafted features, a themed cocktail bar, a stylish wine cellar and a tower room at the very top with spectacular 360 views of the surrounding fields and far landscapes. A generous hall as you enter can also

be used as a socialising space. This leads into the sitting room with high vaulted ceiling, large windows and glass doors, and a stunning period stone fireplace, fully working. Leading on again via two double glass doors and shallow steps down you enter the conservatory, with wood burning stove, flagstone floor and glass roof hung with attractive canvas sails. Connecting back to the hall once more the kitchen with its original Poggenpohl units is well placed to serve the other rooms and leads to a back door and a second back kitchen with storage and fridge freezers.

There are two well-presented double bedrooms on the ground level, one of which has built-in wardrobes, a door to the garden and an en suite bathroom. Upstairs there are a further three double bedrooms with views across the garden, two of which have built-in storage, while the third has its own dressing room and an en suite bathroom. A family bathroom can also be found off the first-floor landing. Stairs continue to the second-floor tower, which provides magnificent views across the surrounding gardens the countryside beyond.







Outside

The Nash boasts about 2.75 acres of beautiful landscaped gardens and grounds in total. The formal garden of 1-acre is classical in design, with mature Beech and Yew hedges creating several green rooms enhanced by statuary, urns, metal arches and a pond. This has been redesigned as a low maintenance garden, with few flower beds but an abundance of living structure. The one long border along the conservatory terrace contains colourful perennial plants, and tall pink shrub roses surround the front entrance of the house. One green Yew room is home to croquet matches, another has Box hedge wheels of architectural beauty. There are two magnificent trees of Macrocarpa and Ginkgo, and the thick hedges throughout provide a wealth of birdsong and wildlife all year long.

The house is approached via a tarmac driveway, leading to a turning area in front and to the side of the house with plenty of parking space, as well as access to the integrated garage. The garden is mainly situated to the side and rear of the house, with a large

patio area for al fresco dining and lawns beyond, bordered by immaculate hedging and a well-stocked border of various shrubs and colourful flowering perennials. The gardens are presented on three terraced levels.

Location

The property lies in a peaceful rural position just outside the desirable village of Marnhull and is surrounded by beautiful rolling Dorset countryside. Marnhull is a vibrant village community offering various amenities, including a post office and village store, two pubs, a parish church, a village hall, a doctor's surgery and a primary school. Sturminster Newton has a mix of boutique stores and recreational facilities, while more extensive shopping, service and leisure amenities are available in the market town of Gillingham and Shaftsbury.

Communications links are excellent: the A30 and A303 link to major regional centres and the motorway network and Gillingham station (5.5 miles) offers regular mainline services to London Waterloo.



Distances

- Sturminster Newton 3.5 miles
- Gillingham 5.8 miles
- Shaftesbury 6.0 miles
- Wincanton 9.5 miles
- Sherborne 10 miles
- Blandford Forum 12 miles
- Salisbury 28.2 miles

Nearby Stations

- Gillingham

Key Locations

- Cranborne Chase National Landscape
- Old Wardour Castle
- Melbury Downs Nature Reserve
- Shaftesbury Abbey Museum & Garden

Nearby Schools

- Bryanstan
- Clayesmore
- Hanford
- Milton Abbey
- Port Regis
- Sandroyd
- Sherborne Schools for Boys and Girls



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Total Area (1.13 ha / 2.79 ac)

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Not to Scale. Drawing No. ZAA27423-01 | Date 02.02.26









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

☐☐☐ Denotes restricted head height

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Floorplans

Main House internal area 4,819 sq ft (448 sq m)
 Garage internal area 277 sq ft (26 sq m)
 Barn and Bothy internal area 499 sq ft (46 sq m)
 Total internal area 5,595 sq ft (520 sq m)
 For identification purposes only.

Directions

DT10 1PT

what3words: ///molars.remix.yummy - brings you to the driveway

General

Local Authority: Dorset Council

Services: Mains electricity and water, private drainage and oil fired central heating.

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

Council Tax: Band G

EPC Rating: D

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

Salisbury

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