

Osberton Hall,
Osberton, Nottinghamshire



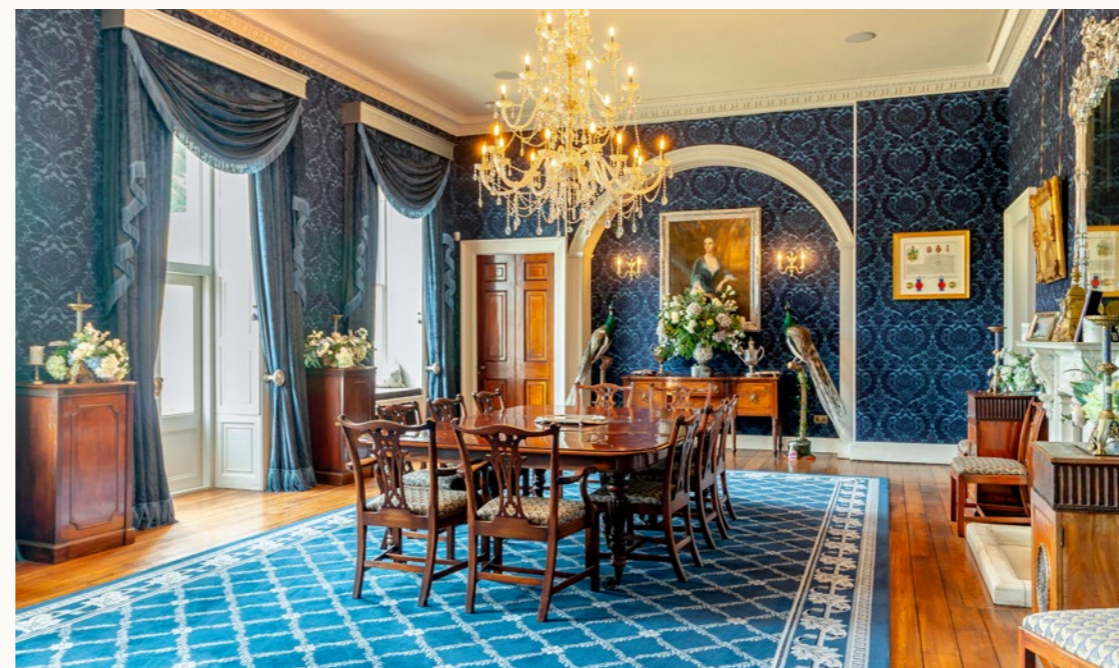
Strutt
& Parker

Land and property. Since 1885.

11 reception rooms | 10 bedrooms | Staff annexe | Indoor swimming pool
Tennis court | Stable block | Dower house providing offices
Gardens | Parkland | 46 acres

Guide price £15,000,000





A magnificent Grade II* Listed country house with exceptional accommodation, stabling and extensive outbuildings, set within beautiful, extensive grounds.

The property

Osberton Hall is a country house of remarkable scale and architectural presence, dating from the 18th century and forming the focal point of a substantial estate within the landscapes of Sherwood Forest. The property comprises more than 27,000 square feet of regal, traditional accommodation, while outbuildings provide ancillary accommodation and a commercial stables operation.

The ground floor accommodation flows from a 70ft ground hall, featuring decorative corning and panelling, a fireplace, and a galleried landing above. It leads to the main formal reception rooms, including the dual-aspect sitting room with its ornate ceiling plasterwork and bay windows offering views across the countryside, as well as a large library, a formal dining room, a sun room and two further sitting rooms. There is also a well-equipped kitchen and dining room with modern units, integrated appliances and an Aga. The ground floor further benefits from an impressive indoor swimming pool with a sauna, along with changing and shower facilities.

On the first floor, a spacious open landing leads to six bedrooms, all of which are en suite, including the luxurious principal bedroom with its dressing room and en suite bathroom. A separate annexe area provides two offices, a sitting room, a kitchen/diner, two bedrooms and three bathrooms, while a separate staircase leads to a home gym. The second floor features an additional four double bedrooms, along with a large bathroom and a further shower room. There are also a further 10 second-floor rooms, suitable for storage, office space or conversion into additional bedrooms.

The house is set within far-reaching parkland grounds comprising rolling lawns and meadows, woodland and a large lake. There are also beautifully landscaped gardens with sunny terracing, pristine lawns, clipped hedging and colourful borders. The stable block provides almost 6,000 square feet of equestrian facilities, while the Dower House offers office space to support the operation. Ancillary accommodation includes a four-bedroom cottage and the Water House, with its open-plan kitchen and living area.



Location

The property is situated in a tranquil rural setting to the west of Retford in Nottinghamshire, surrounded by open arable countryside and the ancient woodland of Sherwood Forest. The Chesterfield Canal runs through the south of the area, adding to the picturesque setting, while the nearby Clumber Park National Trust estate offers outstanding walking, cycling and leisure facilities. The market town of Retford provides a comprehensive range of everyday amenities, including supermarkets, independent shops, restaurants, a leisure centre and medical facilities. Schooling is well provided locally, with a wide choice of state primary and secondary schools, as well as the independent Ranby House preparatory school nearby. Retford is well connected by road and rail, with the A1 within easy reach and Worksop station providing regular services to Sheffield, Nottingham and beyond.



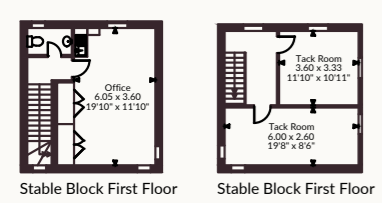
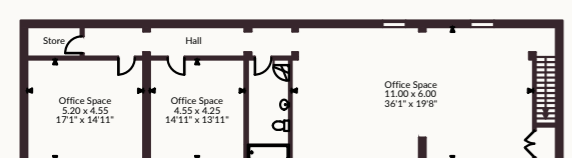
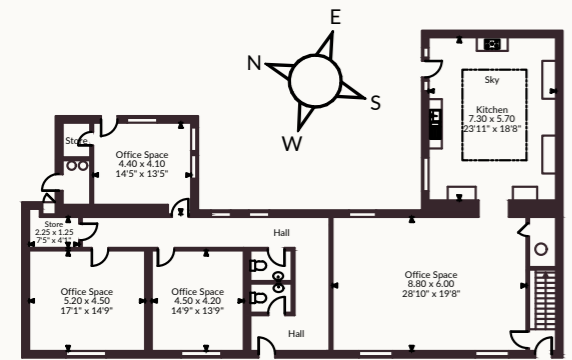
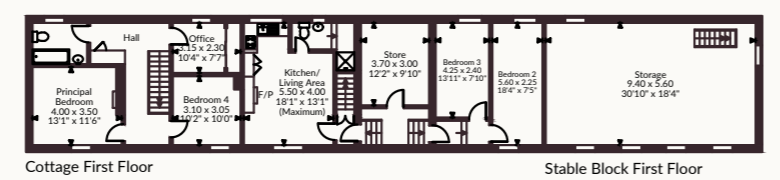
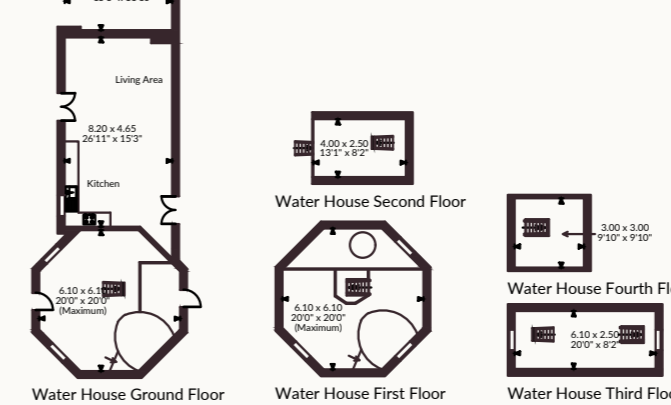
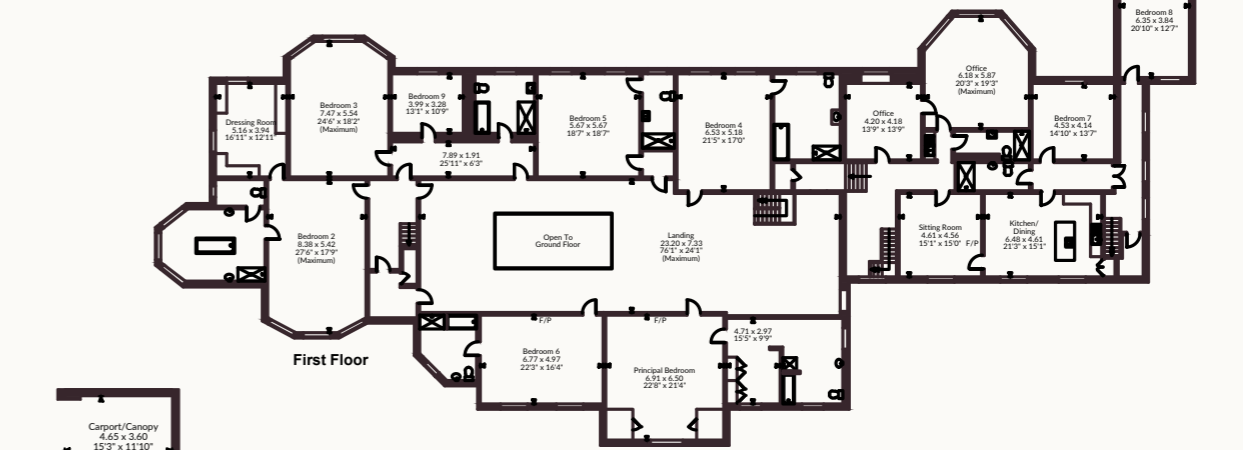
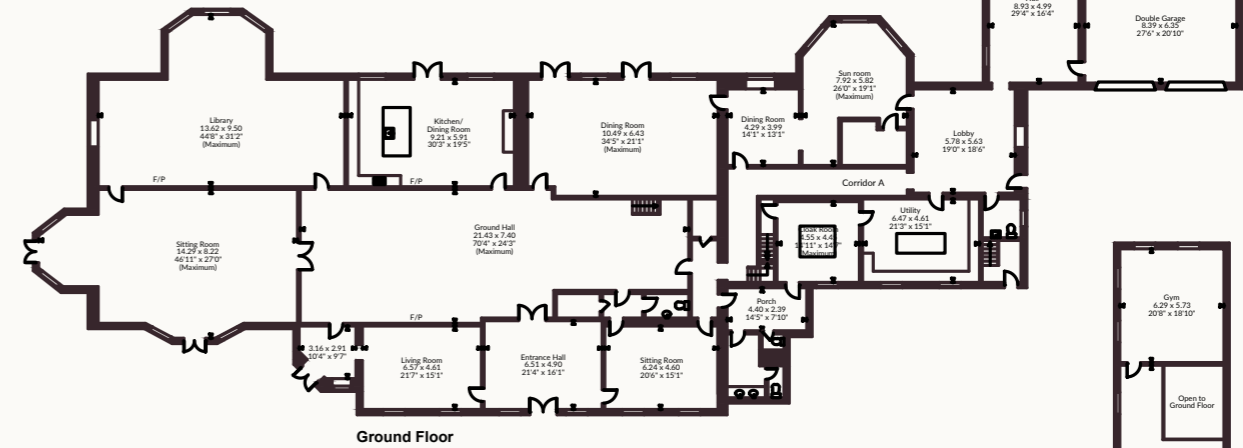
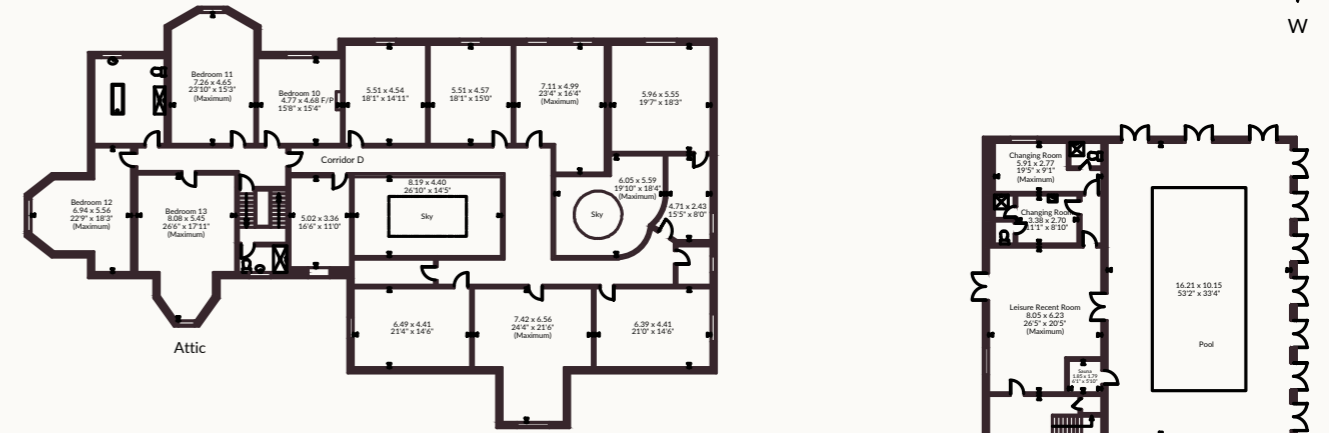
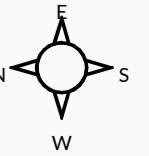
Postcode region: S81

General

Local Authority: Bassetlaw District Council
 Council Tax: Osberton Hall Band H
 The Dower House is currently registered for business rates
 Services: Mains water, private drainage (we assume that this does not comply to current regulations), Oil fired central heating.
 EPC: Osberton Hall E
 The Dower House (Commercial) A
 Tenure: Freehold
 Mobile and Broadband checker: Information can be found here <https://checker.ofcom.org.uk/en-gb/>

Dower House internal area 3,792 sq ft (352 sq m)
 Stable Block internal area 5,987 sq ft (556 sq m)
 Water House internal area 1,461 sq ft (136 sq m)
 Cottage internal area 2,174 sq ft (202 sq m)
 Carport/Canopy internal area 180 sq ft (17 sq m)
 Total internal area 13,594 sq ft (1,263 sq m)

Main House internal area 27,838 sq ft (2,586 sq m)
 Double Garage internal area 573 sq ft (53 sq m)
 Total internal area 28,411 sq ft (2,640 sq m)



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 Drawing ref. dig/8680927/GRN




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