Tinsley Garner
independent property expertise



Darlaston Grange Farmhouse, Yarnfield Lane, Stone, ST15 0NE

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Asking Price £895,000

Darlaston Grange Farmhouse is a beautiful re-imagination of a traditional red brick Georgian Farmhouse in a rural setting to the West of Stone, seemingly miles from anywhere and yet just a little over a mile from Stone town centre. The main farmhouse has been lovingly restored into a superbly spacious family home which caters for every requirement of modern family life whilst retaining many of its original period features. Set in large gardens with adjoining paddock and with additional land up to 20 acres available to purchase by separate negotiation. The property can also be purchased with either one or both of the adjoining cottages which are currently advertised for sale.







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The Property
Darlaston Grange Farm is a beautiful re-imagination of a traditional red brick Georgian Farmhouse in a rural setting to the West of Stone, seemingly miles from anywhere and yet just a little over a mile from Stone town centre. The property has been lovingly restored and is converted into 3 self-contained units comprising; the main farmhouse together with two adjoining cottages,

Darlaston Grange Farmhouse
This beautifully renovated Georgian three storey farmhouse forms the centrepiece of this small development. The property retains many of its original features offering oodles of living accommodation comprising; entrance hall with fabulous Minton mosaic tile floor, sitting room, lounge with wood burning stove, large open plan dining kitchen and separate boot room / utility space. The living accommodation is complemented by equally commodious bedroom accommodation arranged over the first and second floors comprising 6 double bedrooms four of which have en-suite shower rooms and a luxurious family bathroom. In addition there are two attic rooms above the kitchen which are converted for ancillary use. Large front garden and paddock at the front of the house which leads down to Yarnfield Lane. The area of land extends to approximately 2.7 acres.

Outside
Darlaston Grange Farm is approached over a long drive leading from Yarnfield Lane, leading to a gravel parking area to the front of the main farmhouse. Lawn garden to the front of the house with adjoining paddock leading down to Yarnfield Lane.

The Area
Darlaston Grange is located 1 mile to the west of the market town of Stone, which is a popular and vibrant town with a wide range of amenities and well known for its friendly atmosphere, independent shops and regular events, monthly farmer's market and annual food & drink festival. Stone Golf Club and The Wayfarer pub / restaurant are within walking distance of the property.

Just over 4 miles along the A34 are the spectacular Trentham Gardens where 725 acres of natural beauty and award winning gardens lie in await of exploration, as is the glorious ancient woodland, a unique outdoor shopping village and regular events.

Minutes away from the A34 and M6, the property is within easy commuting distance of The Potteries, Stone and Stafford and 10 mins from Stoke-on-Trent station: London Euston 1hr 40 mins, Manchester Piccadilly 45 mins, Birmingham New Street 40 mins.

Manchester, Liverpool, Birmingham and East Midlands airports are all within a hour drive.

General Information

Services; Mains water & electricity. Drainage is to two septic tank shared between the three properties.

Central Heating; Each of the properties has independent oil fired central heating.

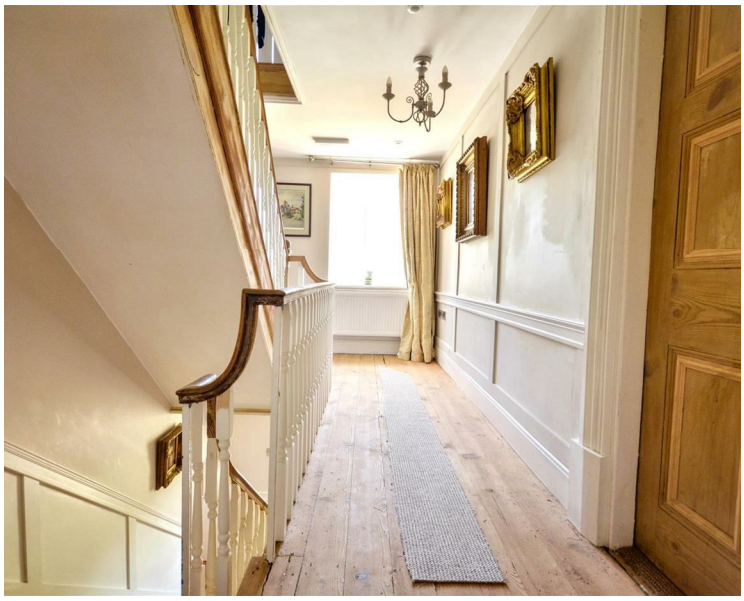
Tenure; Freehold

Council Tax Band F

Viewing by appointment

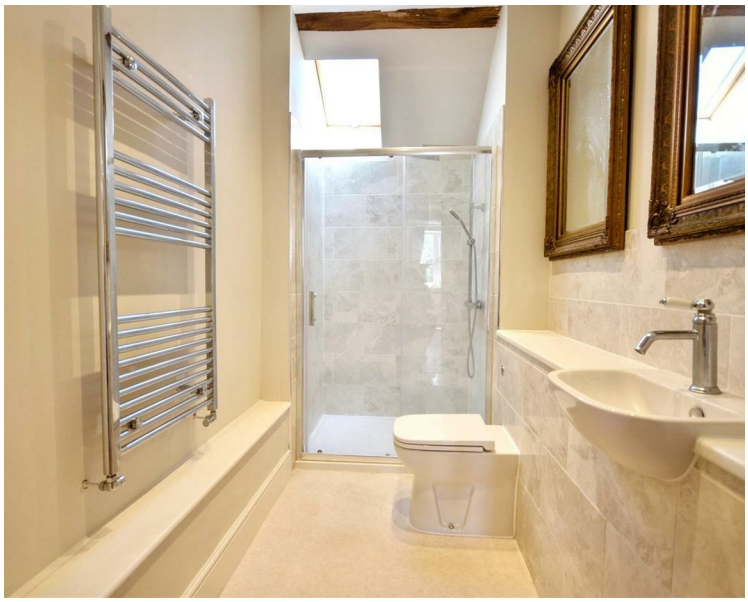
Freehold asking price £895,000

For sale by private treaty, subject to contract.
Vacant possession on completion



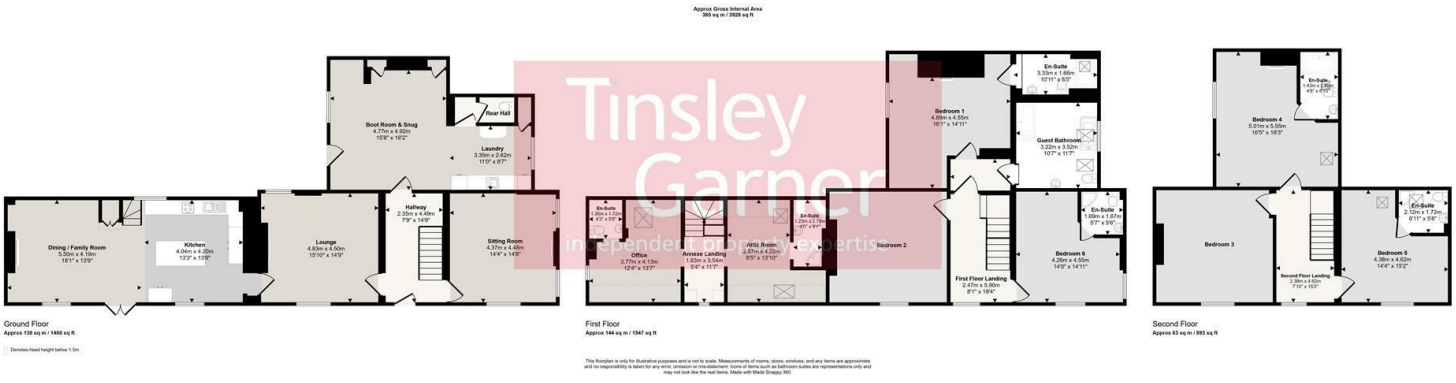






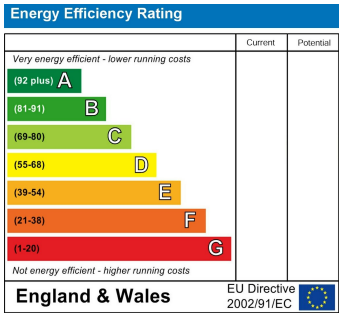


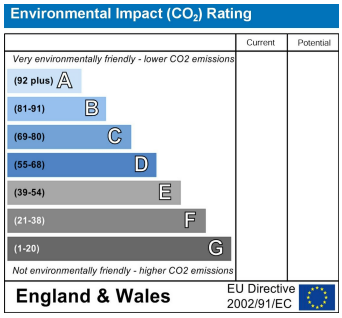












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