



Glebe Barn, Cranford

OSCAR JAMES

# Glebe Barn

Church Lane

Cranford

NN14 4AE

**Glebe Barn is an exceptional family home, tucked away in a secluded position in the heart of the picturesque village of Cranford.**

- Six bedrooms
- Versatile ground floor accommodation
- Indoor heated swimming pool
- Secluded setting in picturesque village
- Stunning gardens
- Triple garage and large driveway
- Viewing essential
- No onward chain

Offering a perfect blend of charm, character, and space, alongside a generous and versatile floorplan ideal for any growing family, this beautiful home simply must be viewed to be fully appreciated.

Cranford is ideally positioned between Kettering and Thrapston, benefiting from excellent commuter links and a thriving village community. Local amenities include the highly regarded Old Red Lion pub, a well-respected village primary school, church, and Cranford Hall — a popular venue for weddings and events.



The surrounding area offers stunning countryside walks and a range of equestrian facilities. Additionally, a new David Lloyd luxury health club is due to open in winter 2026, just a short five-minute drive away.

The property itself has been lovingly owned for almost 20 years, during which time the current owners have raised their family and enjoyed everything both the home and village have to offer. They are now looking to downsize locally and are offering the property to the market with no onward chain for the right buyer.

The impressive accommodation comprises a welcoming entrance hall with a partially full-height ceiling and galleried landing above. There is a generous sitting room with an open fireplace and doors leading out to the rear garden, a study, two versatile ground floor bedrooms, a second sitting room, and a formal dining room — again featuring a full-height ceiling and galleried landing, with stairs rising to the principal suite. A ground floor bathroom and separate WC complete this level.



At the heart of the home is the kitchen, featuring a characterful AGA and a sociable central island — the perfect space for informal dining, entertaining, or simply gathering at the end of a busy day. A useful utility room sits just off the kitchen.

A real highlight of the ground floor is the heated indoor swimming pool — an exceptional space for entertaining, family time, or hosting memorable occasions.





The property benefits from two staircases. The first, located off the formal dining room, leads to the principal suite — a true retreat. The bedroom is generously proportioned and full of character, with vaulted, beamed ceilings, and flows through to a dressing room, walk-through wardrobe, and a beautifully appointed en-suite bathroom.

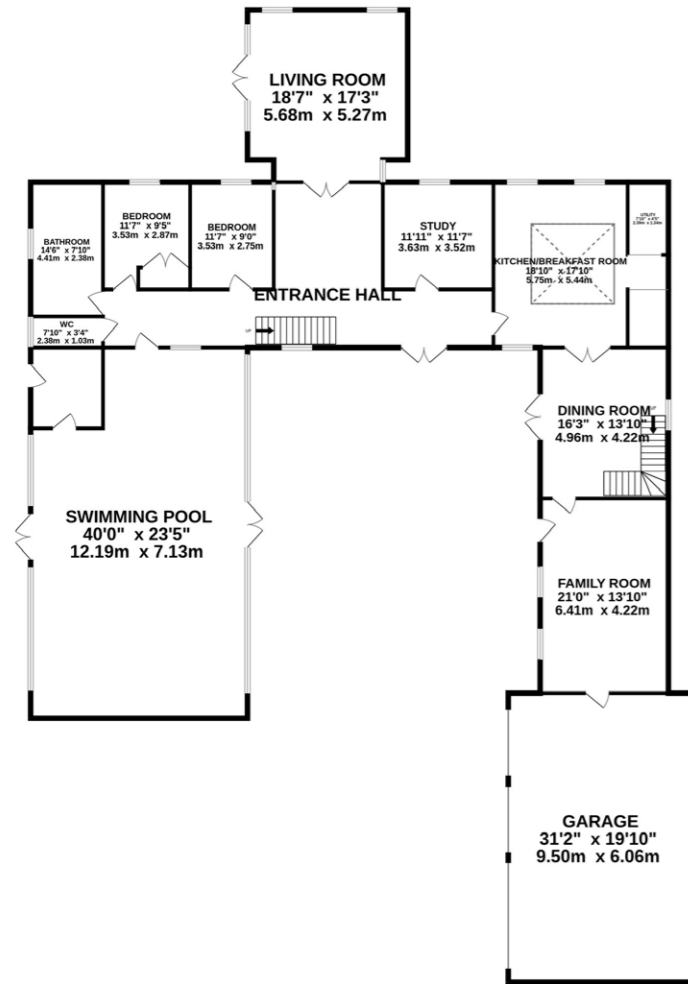
The second staircase rises from the main hallway to three further bedrooms. Two of these benefit from en-suite facilities, while one features a mezzanine play area, making the most of the impressive, vaulted ceilings. A further bedroom enjoys access to a balcony overlooking the rear garden.



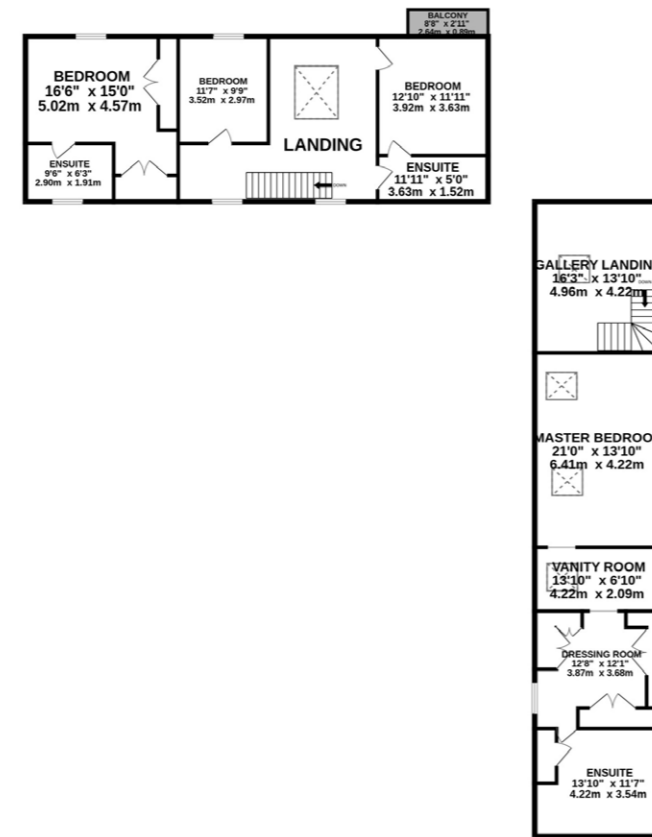
6  
Bedrooms



**GROUND FLOOR**  
3606 sq.ft. (335.0 sq.m.) approx.



**1ST FLOOR**  
1838 sq.ft. (170.7 sq.m.) approx.



**TOTAL FLOOR AREA : 5444 sq.ft. (505.8 sq.m.) approx.**

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
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In our opinion, the outside space is just as impressive as the interior. The property is approached via secure electric gates, opening onto a large, cobbled driveway providing ample off-road parking for multiple vehicles. This leads to a triple garage, each with electrically operated doors.

An archway from the driveway leads to a beautifully enclosed internal courtyard — a true suntrap and a wonderfully private sanctuary, perfect for relaxing with a book or enjoying the warmer months. It also creates a stunning first impression of the home.

To the rear, the property continues to impress with a large terrace, ideal for entertaining. An outdoor fireplace provides warmth as the evening draws in, while an extendable awning allows for comfortable outdoor living whatever the weather — perfect for those evenings when the conversation flows long into the night.

The remainder of the garden is mature, peaceful, and exceptionally private. The lawn wraps around the plot and features a charming pond, adding to the overall sense of tranquillity.

Properties of this calibre are rarely available, and we anticipate strong interest. Viewing is essential to fully appreciate all that this remarkable home has to offer.

To arrange your private viewing, please contact the sole selling agents, Oscar James, today.





# OSCAR JAMES

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