

## Hutton Court, 38 Church Lane, Hutton, North Somerset, BS24

Sold @ Auction £840,000



- FOR SALE BY ONLINE AUCTION
- WEDNESDAY 18TH SEPTEMBER 2024
- VIDEO TOUR NOW ONLINE
- VIEWINGS - REFER TO DETAILS
- DOWNLOAD FREE LEGAL PACK
- SOLD @ SEPTEMBER ONLINE AUCTION
- FREEHOLD MANOR HOUSE
- 4.19 ACRES | GARAGES | OUTBUILDINGS
- REQUIRES UPDATING | HUGE POTENTIAL.
- EXTENDED 10 WEEK COMPLETION

Hollis Morgan – SEPTEMBER LIVE ONLINE AUCTION – A Freehold MANOR HOUSE ( 5066 Sq Ft ) occupying a MATURE 4.19 ACRE PLOT | Requires UPDATING | Potential for an epic Family Home with Turret and Dining Hall.

# Hutton Court, 38 Church Lane, Hutton, North Somerset, BS24 9SN

## Accommodation

FOR SALE BY LIVE ONLINE AUCTION  
\*\*\*SOLD @ SEPTEMBER ONLINE AUCTION\*\*\*

GUIDE PRICE £750,000 +++  
SOLD @ £840,000

ADDRESS | Hutton Court, 38 Church Lane, Hutton, WSM, North Somerset  
BS24 9SN

Lot Number 9  
The Live Online Auction is on Wednesday 18th September 2024 @ 17:30  
Registration Deadline is on Monday 16th September 2024 @ 16:00

The Auction will be streamed LIVE ONLINE via the Hollis Morgan website & you can chose to bid by telephone, proxy or via your computer.  
Registration is a simple online process – please visit the Hollis Morgan auction website and click “REGISTER TO BID”

### THE PROPERTY

Hutton Court is a Freehold Manor House in the sought after Village of Hutton occupying a private and elevated position set betwixt woodland and open countryside with views towards the Bristol Channel. Over the centuries various notable families have imposed their influence over the architecture with the “Tudor” period featuring strongly, large, mullioned windows, ornamental gables and a grand entrance hall all add to the historic ambience of this famous period of England’s history. A turreted tower with stone spiral staircase and viewings platform adds a dramatic touch to the classical façade whilst the accommodation of over 5,000 Sq Ft provides flexible living accommodation including a grand dining hall and a magnificent garden room. The property comprises the principle elements of a much larger historic building with medieval origins having previously been split into 3 self contained private dwellings. We understand the Hutton Court has been a private residence since 1995 but was prior to that a small country House Hotel. The property is approached via impressive gates leading to a private gravelled driveway and over four acres ( 4.19 Acres ) of beautiful, landscaped gardens including formal lawns and parkland with statuesque mature trees all of which completes the picture of a traditional English country home. In addition there are various outbuildings including a dilapidated stone structure, timber barns and stables.  
Sold with vacant possession.

Tenure - Freehold  
Council Tax - G  
EPC - Grade II Listed  
Utilities, Rights & Restrictions - Please refer to the Legal Pack  
Flood Risk - Please refer to the Legal Pack

### THE OPPORTUNITY

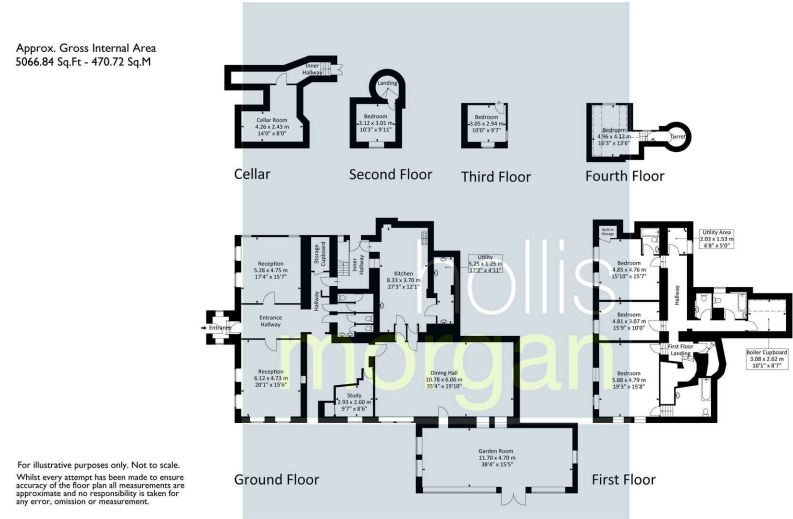
MANOR HOUSE | UPDATING

The property now requires updating but offers a rare opportunity to create a formidable family home with wonderful gardens in this sought after North Somerset Village.

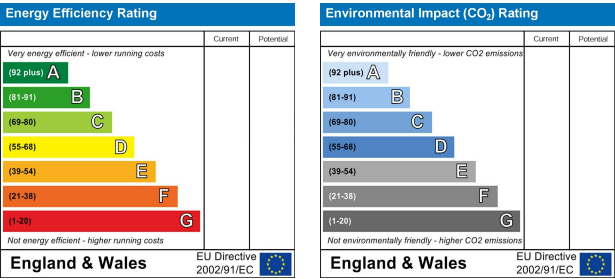
### OUTBUILDINGS | DEVELOPMENT

The various timber and stone outbuilding may offer scope for development. We understand no planning of this nature has been recently sought. Interested parties to make their own investigations.

## Floor plan



## EPC Chart



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## Auction Property Details Disclaimer

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