



# Rudhall Manor

Phocle Green, Ross-On-Wye, Herefordshire, HR9 7TL



# Rudhall Manor

*A Piece of Herefordshire History within a Private Paradise. Nine Bedroom Grade I Listed Country House with Four Bedroom East Wing, Sitting in Ten Acres of Peaceful Idyll with Landscaped Gardens featuring Lakes, Sweeping Lawns and Majestic Trees. Outbuildings include an Indoor Swimming Pool & Gym, Triple Garage with Music Room Over. Situated in a Wonderfully Secluded Position close to Ross-on-Wye*

## THE PROPERTY – Ground Floor

- Cloister Porch leads to Carved Oak Door opening to
- Reception Hall with Oak Panelling and Grand Oak Staircase with Turned Balusters & Large Turned Caps.
- Breathtaking Great Hall of Tudor Origins with Venetian Window, Magnificent Fireplace, Feature Panelled Walls & Fascinating Historic Features Throughout
- Large Light Dining Room with Fireplace & Open Fire, Wood Floor and Painted Panelled Walls, Double Aspect with Georgian Sash Windows & Dresser Style Floor to Ceiling Shelving to One End. Door to
- Stunning Morning Room, Triple Aspect featuring Two Sash Windows to the East and Two Floor to Ceiling Arched Sash Windows to the South all overlooking the Gardens
- Family Sitting Room with Sash Windows & Open Fire
- Further Sitting Room with Stone Fireplace & Quarry Tiled Floor
- Farmhouse Style Kitchen with Oil Fired Aga & Electric Double Oven, Pantry Cupboard
- Breakfast Room with Inglenook Fireplace & Woodburner, Lime Washed Timber Panelling
- Two Downstairs Cloakrooms
- Laundry Room









# FLOOR PLANS

Total Approx. Floor Area 10,176 Sq Ft 945 sq m

Rudhall Manor, Near Ross-on-Wye, Herefordshire HR9 7TL

Gross Internal Area (Approx.)

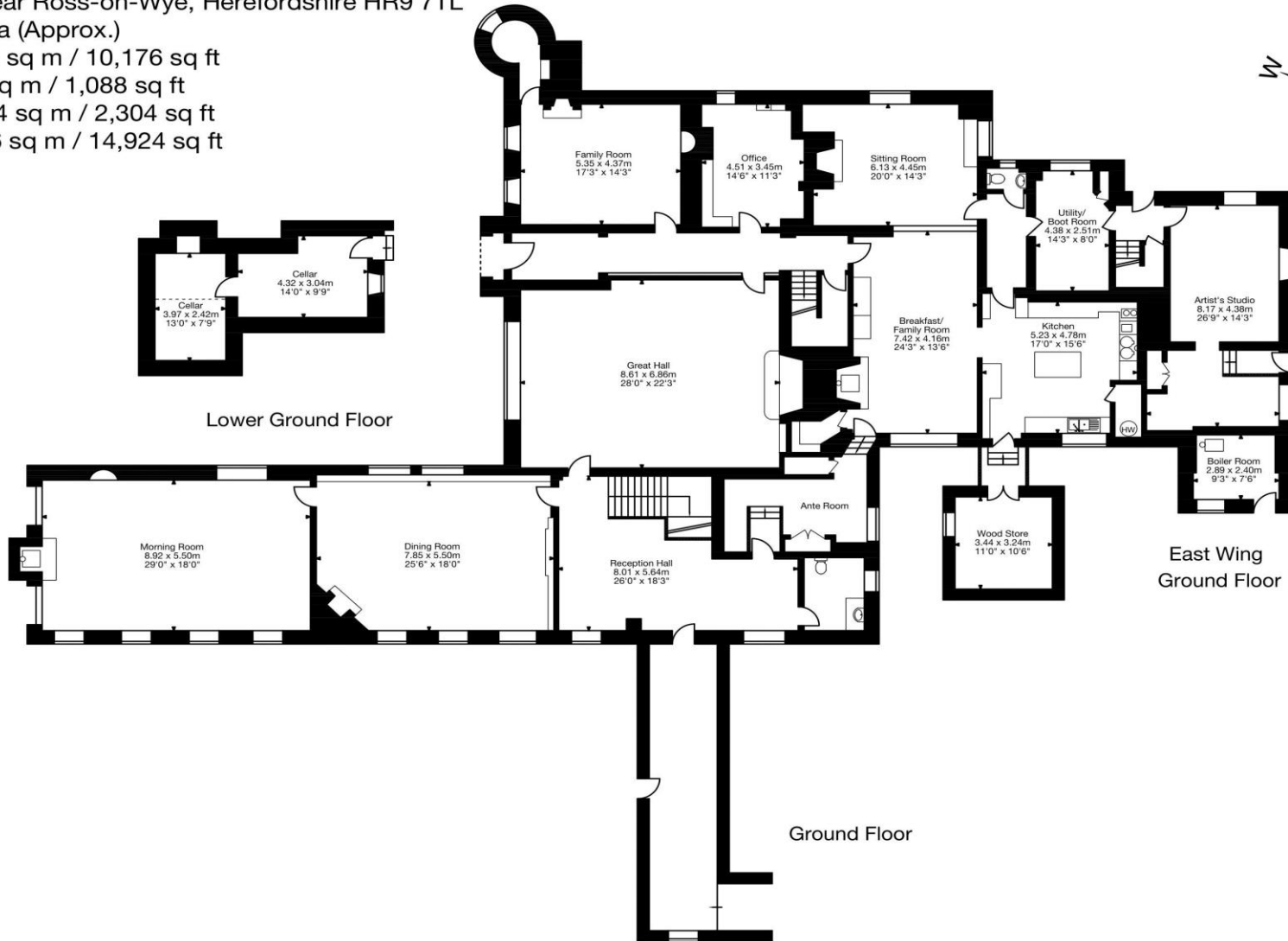
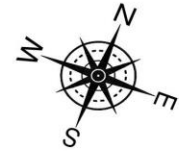
Main House = 945 sq m / 10,176 sq ft

East Wing = 101 sq m / 1,088 sq ft

Stable Block = 214 sq m / 2,304 sq ft

Total Area = 1,386 sq m / 14,924 sq ft

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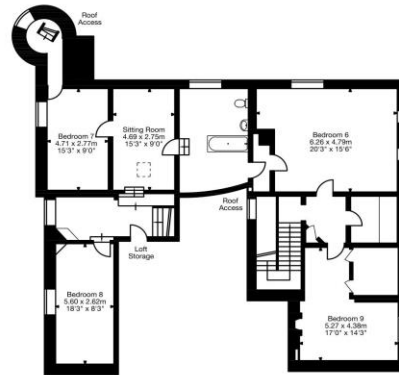
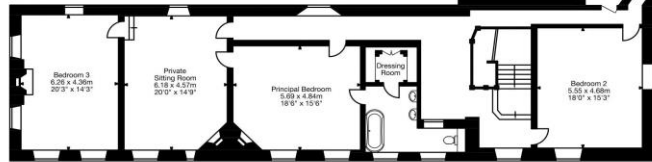
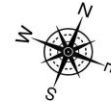


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All Measurements are approximate and should not be relied on as a statement of fact.  
Plan is for illustration purposes only. Not drawn to scale.

Capture.

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## THE PROPERTY – Upstairs

- Main Bedroom Suite with South Facing Sash Windows complete with Original Shutters
- Large Ensuite Bathroom
- Comfortable Double Aspect Sitting Room
- Seven Further Double Bedrooms/Suites all with Period Features
- Three Family Bathrooms/Shower Rooms
- Linen Cupboard
- Beautiful Solar or Upstairs Reception Hall with Grand Stone Fireplace
- Rear Staircase

## THE EAST WING – Ground Floor

- Separate Entrance & Hallway
- Wonderful Artist's Studio

## THE EAST WING – Upstairs

- Main Bedroom with Ensuite Bathroom & Fitted Wardrobe
- Three Further Bedrooms
- Family Bathroom





## THE OUTBUILDINGS

- Large Triple Garage
- Separate Apartment Over Garage/ Currently a Spacious Music Room
- Large Indoor Swimming Pool Complex with Gym, Bathroom & Bedroom
- Greenhouse
- Various Store/Wood Sheds
- Small Cellar

## THE OUTSIDE

- Sweeping Driveway with Electric Gates
- 10 Acres of Park Like Grounds – A Wildlife Haven
- Three Large Lakes with Attractive Foot Bridges & Boat Jetty
- Sweeping Lawns
- Kitchen Garden
- Rockeries & Woodlands Walks
- Rudhall Brook

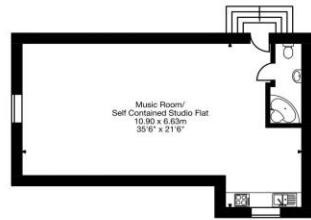
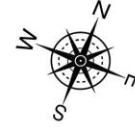
## THE SITUATION

- Situated on the Edge of the Rural Village of Phocle Green, close to Ross-on-Wye
- Ross on Wye 3 Miles
- Ledbury 11 Miles
- Monmouth 12 Miles
- Hereford 14 Miles
- M50 Junction 4 | Mile

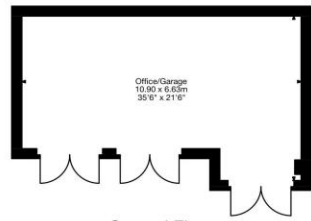




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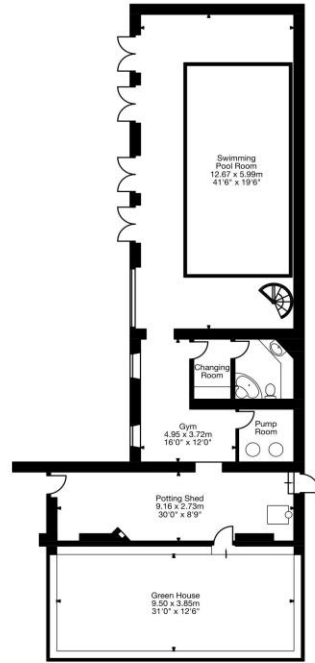


First Floor

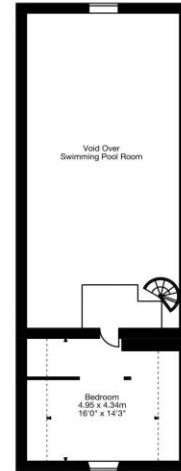


Ground Floor

Garage Building



Stable Block Ground Floor

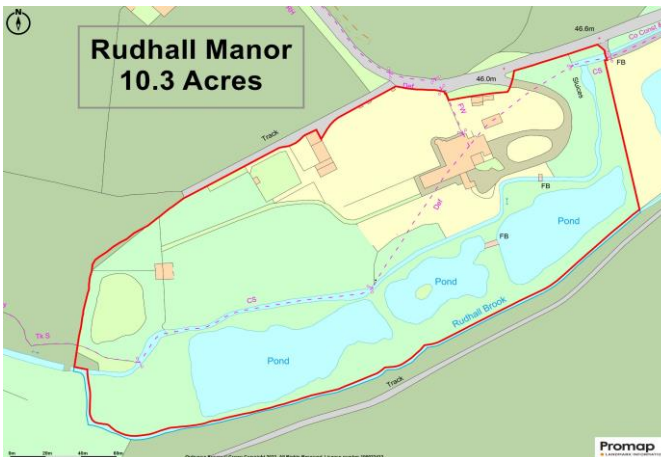


Stable Block First Floor



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## PRACTICALITIES

- Grade I Listed
- Property of Architectural & Historic Interest
- Mains Electricity
- Mains Water
- Private Drainage
- Oil Fired Central Heating
- Broadband is Available
- Council Tax Band H – Herefordshire Council

## VIEWING ARRANGEMENTS

Strictly by appointment with the agents:  
Country & Classic: 01531 888388

## POSTCODE & DIRECTIONS

What3Words: flinches.entry.horses

**HR9 7TL** – Sat Nav runs out a little early. From Junction 4/end of the M50 take the third exit off the roundabout signed to Phocle Green on the B4221. Continue for just under ½ mile and turn right at a small crossroads signed to Rudhall. Continue for ½ mile and the entrance to Rudhall Manor is clearly signed on the right hand side with electric gates at the entrance.



Tel: 01531 888388 or 07879 630396  
Email: [enquiries@countryandclassic.co.uk](mailto:enquiries@countryandclassic.co.uk)







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