

THE WALLED GARDEN

Beauclerc | Riding Mill | Northumberland



rare!

From Sanderson Young

The Walled Garden

Beauclerc | Riding Mill | Northumberland | NE44 6HY

The Walled Garden provides a rare and very unique opportunity to acquire and build 2 stunning new homes, designed to the latest standards

Guide Price: £599,950

Corbridge 2.9 miles, Hexham 6.2 miles, Newcastle International Airport 15.6 miles, Newcastle City Centre 18.9 miles (all distances are approximate)

- Magnificent, private & superbly secluded garden site in elevated location
- Opportunity to develop the existing site into 2 residential building plots
- Each plot identifies circa 3000 sq ft of accommodation plus an external detached studio & separate garaging
- The stunning homes are designed to have superb open views over the landscaped gardens

Sanderson Young rare! Office
95 High Street, Gosforth
Newcastle upon Tyne NE3 4AA
rare@sandersonyoung.co.uk
0191 223 3500



DESCRIPTION

Occupying a magnificent location within this splendid walled garden, is the opportunity to develop the existing garden site into two residential building plots. Each of the plots will enjoy a great deal of privacy and superb seclusion from its wooded surrounds and the magnificent estate which is enjoyed at the present time. The elevated hillside location is complimented by a number of splendid tall mature trees, including a fabulous entrance drive which leads around the eastern boundary of the walled garden and connects from the south into each of the plots.

The garden site will provide fabulous recreation areas and direct enjoyment of the south and westerly sunshine, which will be superb for afternoon and evening entertaining.

Each of the plots identifies approximately 3000 sq.ft. of accommodation, plus an external detached studio office, and for one a gymnasium, as well as the separate garaging which in total creates over 4000 sq.ft. of accommodation, with patio terraces and private recessed areas which are part of the particularly impressive design.

The houses, which are single storey plus basements, will have a principal master bedroom suite with its own private terrace, as well as an ensuite luxury bathroom, a further three double bedrooms, one of which has an ensuite shower room, and the two remaining doubles having a family bathroom WC.



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The night passageway links to the north from the central atrium, which is a stunning design and recreation area and central point of the house, that leads to the southern wing, creating superb open glazed views and aspect over the gardens, with its living room, dining room, kitchen and beautiful entertaining areas.

The proposed new houses are designed to the latest standards and will provide outstanding energy efficiency and low running costs, as well as a superb view over the proposed landscaped gardens which are also outstanding.

Beauclerc is located just outside the village of Riding Mill and has easy access into Corbridge, as well as to the A69 linking in from Newcastle to Hexham. It enjoys magnificent surrounding countryside as well as excellent recreation facilities including nearby golf courses, rugby clubs and superb walks, as well as fishing.

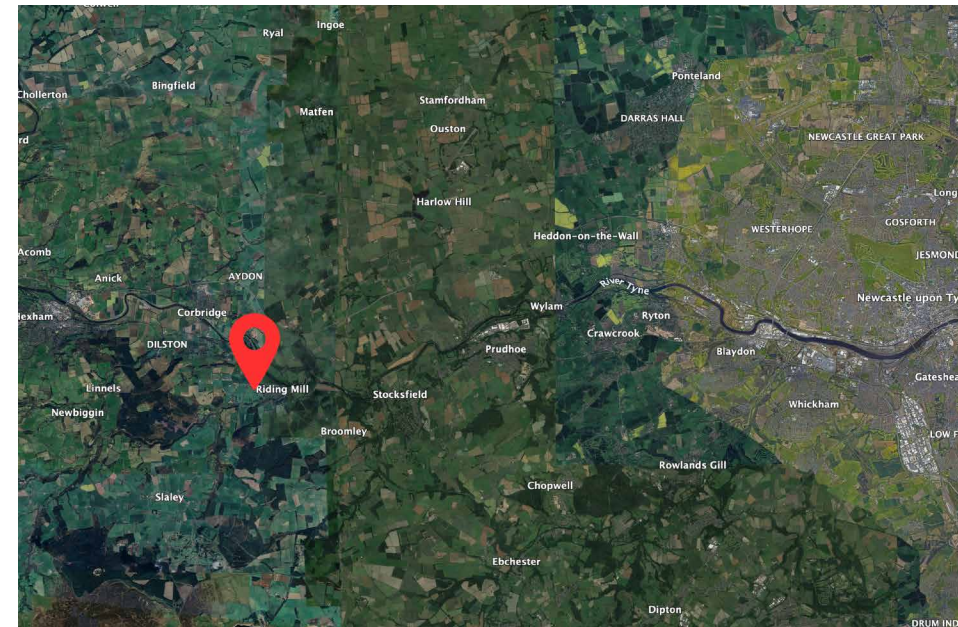
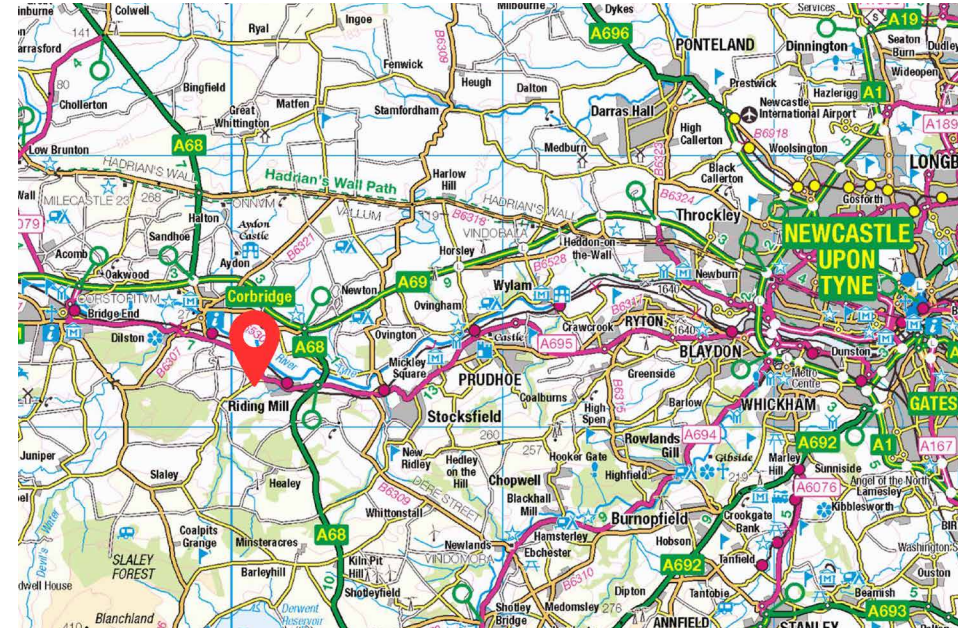
This development is available for two residential plots and the guide price for the whole site is £599,950. Interest can be expressed for one plot but preference will be given to those who want to purchase both plots at the same time.

A superb opportunity in a delightful area with a very rare and unique chance to acquire and build such a stunning home.



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LOCATION & SITE PLAN



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