



Blythe House Farm
Riverside Road | Tean | ST10 4JW

FINE & COUNTRY

BLYTHE HOUSE FARM

First time on the market in 30+ years, this six bedroom country home in Tean offers landscaped gardens, a flexible two-floor extension, rare off-grid living with energy returns, and rolling countryside views in a peaceful village setting.



Ground Floor

The curb appeal of this country home is striking, with landscaped gardens, floral borders, and rolling countryside views. The entrance hallway opens with the kitchen to the left and the lounge to the right, both filled with charm and warmth.

The kitchen is the heart of the home, a true country space with natural wood and soft light. Just off the kitchen, the office enjoys far-reaching views, a serene space for work or reflection. A large utility room links seamlessly from the kitchen, connecting back through a study and into the lounge to create a fluid layout designed for modern family life.

The lounge is a comfortable retreat, ideal for family evenings, while the extensions add further flexibility, offering the opportunity to adapt the layout as lifestyle needs evolve.









Seller Insight



When we first stepped into this home, it was the freedom and abundance of both the inside and outside space that drew us in. With two small children under the age of three, we wanted a place that connected us to nature while giving them the room to grow, play and explore.

Life here is private, yet never remote. Neighbours are close enough to call upon, and there's a real sense of community spirit within the parish, with plenty of events and activities bringing people together across all ages.

One of our favourite places is the Garden Room. Mornings begin with a quiet coffee while watching the birds and wildlife in the garden, the Virginia creeper climbing the walls and changing with the seasons. In summer, the house stays cool and breezy, a welcome retreat from the heat of the day. In winter, nothing compares to gathering by the crackling fire after dinner, playing games and sharing stories with family and friends.

The layout has always given us the best of both worlds, space to come together and space to retreat. With several sitting rooms, there's always a corner to curl up with a book or simply enjoy the views. As our children grew, rooms adapted with them: a playroom became a study, a study a games room, and now, a gym. The home has evolved with us through every stage of family life.

The kitchen has always been at the centre of it all. Breakfast may be rushed and scattered, but dinnertime brings us together, sharing the day's stories around the table. Over the years we've celebrated everything from single-digit birthdays to milestones ending in fives and zeros, each one adding to the tapestry of memories made here.

This has always been a home filled with love, laughter, and learning. It's where our children grew and where our grandchildren now gather. Every moment—big or small—feels precious here, and we've always believed that the best inheritance you can give a child is ten minutes each day around the table, talking and listening.

Beyond the house itself, life here offers the perfect balance. Local schools are excellent, from St Thomas' Catholic Primary to Painsley Catholic Secondary. Tean and Cheadle provide doctors, shops, and day-to-day amenities, while nearby gyms and swimming facilities mean there's something for every age and stage. And while we've enjoyed our privacy, we've never felt cut off, the buses run regularly, and there's always a friendly face close by.

This home has been our haven for more than thirty years, a place where every season brings its own beauty, where every room has played a part in our family's journey, and where every corner feels warm, welcoming, and full of heart."

* These comments are the personal views of the current owner and are included as an insight into life at the property. They have not been independently verified, should not be relied on without verification and do not necessarily reflect the views of the agent.









First Floor

The first floor hosts five well-proportioned bedrooms, each filled with light and enjoying views across the gardens or surrounding countryside.

The principal suite is a private sanctuary, complete with a generous en-suite bathroom and walk-in dressing space. One further bedroom benefits from its own en-suite, while the remaining rooms are served by a beautifully appointed family bathroom.

Every bedroom has been designed with adaptability in mind, offering the flexibility to evolve as family needs change, from nurseries and playrooms to studies, guest rooms, or creative spaces.

The sixth bedroom forms part of the impressive two-floor extension, offering a versatile arrangement that could serve as a self-contained annexe, a teenager's retreat, private guest accommodation, or even a dedicated business base. This thoughtful addition makes the home perfectly suited to multi-generational living or those seeking extra independence within the household.













Outside

The gardens are beautifully landscaped and mature, with sweeping lawns, floral borders and colourful planting that provide interest throughout the seasons. Designed for entertaining and everyday enjoyment, terraces and seating areas capture the sunshine and create idyllic spaces for relaxing outdoors.

Beyond the garden, open countryside stretches into the distance, offering an ever-changing backdrop of rolling fields and natural beauty. The outlook brings a sense of peace and privacy, while encouraging a lifestyle closely connected to nature.

The property also benefits from a rare off-grid system, offering sustainable living that is both eco-conscious and cost-efficient, with energy returns adding long-term value for the next owners.





LOCATION

This home sits within the sought-after village of Tean, Staffordshire, combining rural charm with everyday convenience. The village provides a Co-op, pharmacy, café, fuel station, hairdresser, and several welcoming pubs and takeaways.

Families are well served by excellent schools, with St Thomas' Catholic Primary in Tean and Painsley Catholic Secondary in Cheadle both highly regarded. Nearby Cheadle also offers supermarkets, doctors, and leisure facilities including the popular MyActive gym and 33-metre swimming pool.

Surrounded by open Staffordshire countryside, Tean is a haven for walkers, riders and lovers of the outdoors, with woodland trails and scenic routes right on the doorstep. The parish community is active and welcoming, while regular bus services link to Cheadle, Uttoxeter, and Hanley, making the location as convenient as it is peaceful.





Services, Utilities & Property Information

Utilities: Solar Panels, Wind Turbine, Bio Mass, Septic Tank, Mains Water. Septic tank is on neighbouring land with access for emptying & maintenance. Associated maintenance costs apply. Contact the agent for further information.

Mobile Phone Coverage: 4G and 5G mobile signal is available in the area we advise you to check with your provider.

Broadband Availability: Standard Broadband Speed is available in the area, with predicted highest available download speed 15 Mbps and highest available upload speed 1 Mbps(ADSL2+). We advise that you check with your provider.

Off Road Parking Spaces: 4+

Construction Type: Standard construction Brick

Rights & Easements Apply, contact the agent for further information.

Tenure:
Freehold

Special Note: DIRECTIONS VIA WHAT3WORDS AND NOT POSTCODE AS THE POSTCODE TAKES YOU TO A DIFFERENT LOCATION

Postcode: ST10 4JW / what3words:///acquaint.operating.highly

Local Authority:
Staffordshire Moorlands District Council

Council Tax Band: C

Viewing Arrangements

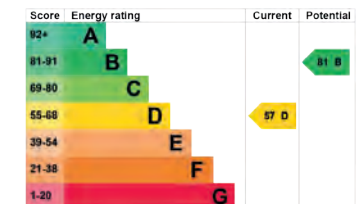
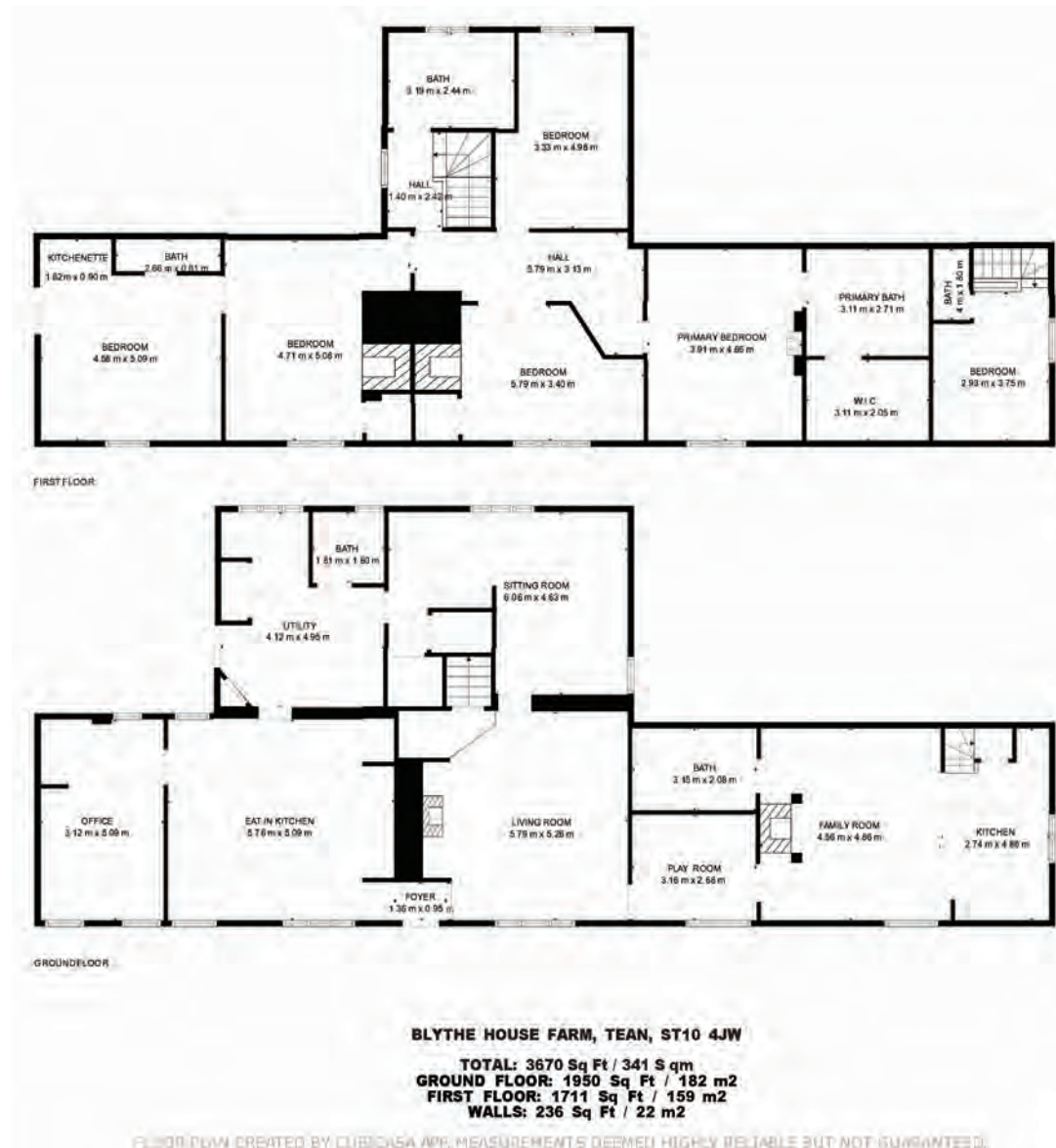
Strictly via the vendors sole agent at Fine & Country Staffordshire
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Website

Fine & Country Staffordshire <https://www.fineandcountry.co.uk/staffordshire-estate-agents>

Opening Hours:

Monday to Friday	9.00 am–5.30 pm
Saturday	9.00 am–4.30 pm
Sunday	By appointment only



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I specialise in the affluent areas of Chester & Staffordshire. My experience in real estate spans over 7 years, holding a degree in interior architecture from Sheffield Hallam University, my expertise lies at the intersection of investment and design, where I've honed the skills necessary to guide clients through the intricate world of real estate.

In my role, I go beyond the transactional aspects; it's about understanding the individuality of each property. Your home is not just a space; it's a story. From architectural nuances to thoughtful layouts, my goal is to convey the character that makes your home stand out.

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Fine & Country is a global network of estate agencies specialising in the marketing, sale and rental of luxury residential property. With offices in over 300 locations, spanning Europe, Australia, Africa and Asia, we combine widespread exposure of the international marketplace with the local expertise and knowledge of carefully selected independent property professionals.

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This unique approach to luxury homes marketing delivers high quality, intelligent and creative concepts for property promotion combined with the latest technology and marketing techniques.

We understand moving home is one of the most important decisions you make; your home is both a financial and emotional investment. With Fine & Country you benefit from the local knowledge, experience, expertise and contacts of a well trained, educated and courteous team of professionals, working to make the sale or purchase of your property as stress free as possible.

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