

RYALL MEAD,
THE BEECHES, UPTON-UPON-SEVERN, WORCESTERSHIRE, WR8 0QQ.

 Charles Lear



RYALL MEAD, WORCESTERSHIRE.

A wonderful opportunity to acquire a handsome country residence standing in private gardens and grounds of approximately 2.3 acres including a paddock standing in an elevated position with views over the river Severn. The property has been extensively renovated and offers five bedrooms, numerous receptions rooms and a detached triple garage with ancillary accommodation above. The property is also offered with no onward chain.

Ryall Mead is an outstanding country home of exceptional quality and proportions providing flexible accommodation lset over three floors approaching 5500sqft. The property is tucked away within private 2.3 acre grounds approached by a long gated sweeping drive to a large gravel turning area with a triple garage with ancillary accommodation above, furthermore there is a large detached workshop and a paddock ideal for grazing livestock. The views from this statement property can only be described as breath-taking, every window has a view of the grounds or over the river Severn towards the stunning Malvern Hills beyond. During the present owners tenure the property has been extensively modernised creating a luxurious and comfortable home. The bespoke kitchen/breakfast room was created by master craftsman Mark Ellis, the appliances are by premium brands Fisher & Paykel and Smeg, to carry the theme throughout the property the wardrobes and storage cupboards are also bespoke and fitted by Mark Ellis. This vast home would be ideal for a growing family to enjoy but it also has the benefit of ancillary accommodation if required. On the ground floor there are five reception rooms with various cloaks, store, boiler and laundry rooms and the upper two floors house five bedrooms, the principle suite in noteworthy as it has access to a large sun balcony to enjoy the panoramic views. Externally the gardens are manicured with two covered areas ideal for entertaining, there is also a superb cantilevered decked area to enjoy the views





SITUATION

The property stands on the edge of the small rural village of Ryall conveniently located approximately half a mile from the historic town of Upton-upon-Severn which provides an excellent choice of day to day amenities including the Church of St Peter, primary school, doctor's surgery, several cafes, restaurants and public houses. The main regional towns of Worcester, Tewkesbury and Cheltenham are all within a thirty minute drive and access to main transport links are favourable with Junction 1 of the M50 being within three miles providing access to South Wales, Birmingham, Bristol and London via the M5 & M4.

GENERAL INFORMATION

Services:
Mains water, electricity and drainage are connected to the property along with Oil and LPG heating.

Local Authority:
Malvern Hills District Council: 03004 560560
Council Tax Band: (G) £TBC 2024/25
EPC Rating (F)

VIEWINGS

Strictly by prior appointment through joint sole agents, Chartwell Noble & Charles Lear & Co.



Approximate Gross Internal Area 7361 sq ft - 684 sq m

Ground Floor Area 3299 sq ft – 307 sq m

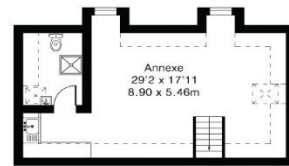
First Floor Area 1506 sq ft – 140 sq m

Second Floor Area 666 sq ft – 61 sq m

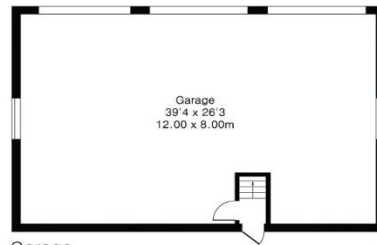
Garage Area 1008 sq ft – 94 sq m

Annexe Area 377 sq ft – 35 sq m

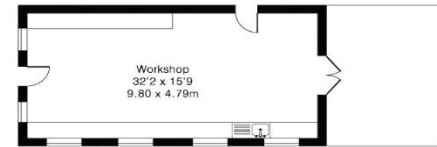
Outbuilding Area 505 sq ft – 47 sq m



Annexe Above Garage



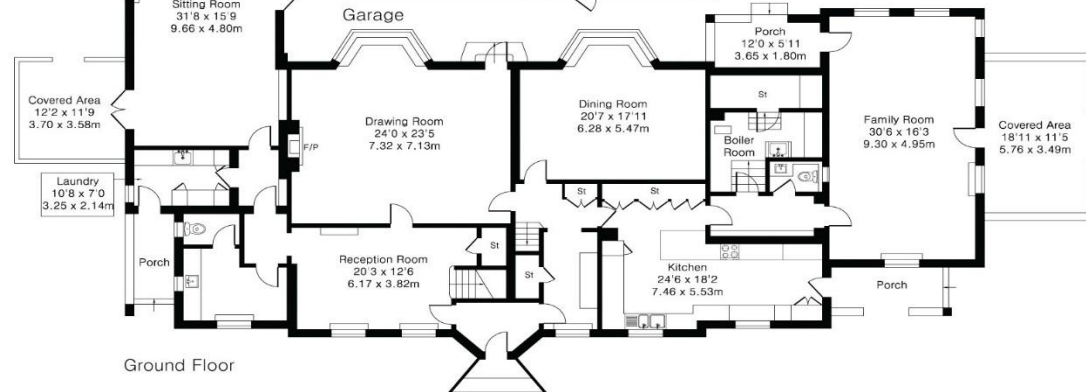
Garage



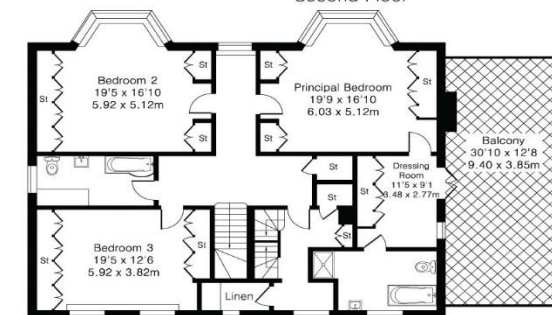
Outbuilding



Second Floor



Ground Floor



First Floor