

Andrew Grant
PRESTIGE & COUNTRY



Falcon Hurst

Torton, DY10 4HU

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Droitwich Road, Torton, Kidderminster, DY10 4HU

7 Bedrooms 4 Bathrooms 5 Reception Rooms 2 Acres

“An exquisite period family home”...

Scott Richardson Brown CEO

- This exquisite period family home is not only a stunning residence but also an ideal venue for entertaining, with all the benefits of a detached annexe.
- The sitting room charms with a wealth of period features including an original fireplace featuring a log burner, creating a warm atmosphere.
- The bespoke breakfast kitchen, crafted by Cathedral Kitchens, is a standout feature, showcasing granite work surfaces and travertine flooring.
- The basement is a fantastic feature of this home and impresses with a spacious home office, gym, lobby and wine cellar.
- The property also features a detached annexe known as “The Barn” with two stylish bedrooms and a spacious open-plan ground floor.
- Enveloping the house, the extensive and mature gardens, spanning approximately 2 acres, provide a tranquil haven with stunning countryside views, enhancing the overall appeal of this exceptional residence.

4,902 sq ft (455.64 sq m)

Offers in excess of £1,000,000





An impressive period residence offering the epitome of countryside living at its finest.

Falcon Hurst's layout is a harmonious blend of charm and practicality. The ground floor features a bespoke kitchen, dining room, spacious sitting room, snug and a sunlit conservatory. Practical spaces include a boot room, utility room and cloakroom with WC, adding convenience to the elegant design.

The basement transforms into a versatile haven, featuring a home office, wine cellar, gym and lobby which leads to the double garage and serves as a practical storage area.

Ascend to the first floor to discover a galleried landing, family bathroom, shower room and three double bedrooms, one of which boasts its own dressing room and another which features its own en-suite shower room. The second floor hosts two more double bedrooms with velux windows.

An invaluable addition to this property is the detached annexe. Once an old barn, stables and piggery, it was converted in 2019 and is now an ideal multigenerational living space.

Surrounded by mature gardens and paddocks, this property truly represents the rural family home dream.





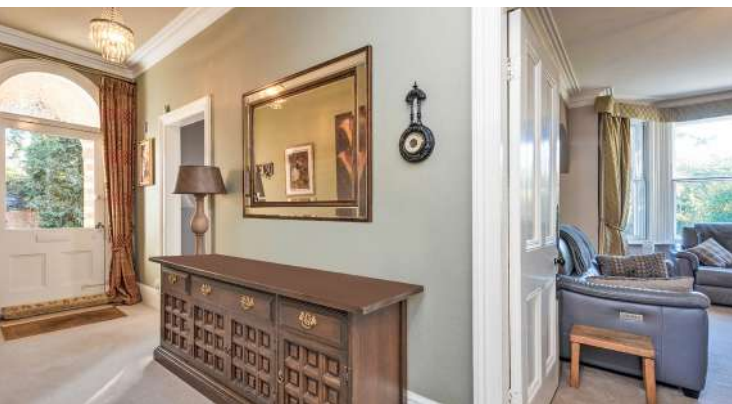
The driveway

Falcon Hurst welcomes you through its grand double wrought iron gates, leading to a sweeping driveway that culminates in a spacious parking area adjacent to the property. Here, you will find both the double garage and a detached annexe.





From the driveway, steps guide you through a meticulously landscaped fore garden, boasting a captivating array of plants and shrubbery that ascend to the entrance of this exquisite period residence.



The entrance hall

An open porch leads you towards the part-glazed front door, revealing a spacious and inviting reception hallway adorned with an original Minton-tiled floor, high ceilings and intricate cornice detailing, adding period charm.



The kitchen

Crafted by Cathedral Kitchens, this impressive bespoke kitchen is the heart of this home. The kitchen showcases stunning granite worktops and travertine flooring and features wall and base units, an island unit with ample drawer storage, an integrated oven and an induction hob.



The vaulted ceiling impresses and triple aspect windows flood the space with natural light, creating an ideal space for entertaining while cooking. The kitchen also boasts an AGA, adding a touch of quintessential countryside living to the property. Doors on either side conveniently provide access to the outside.



The dining room

On the left side of the hallway, a spacious and luminous dining room awaits, boasting elegant décor and featuring a large walk-in bay window at the front. This charming room seamlessly connects to the sitting room at the rear, with double doors leading to a conservatory, providing a delightful spot to appreciate the splendid garden views.





The conservatory

The conservatory, adorned with beautiful oak finished flooring and French doors accessing the garden, offers a tranquil retreat.



The sitting room

Accessed through an archway from the dining room, the similarly light and bright sitting room features a large bay window that provides delightful views of the garden. An original fireplace with a log burner and stone surround adds warmth and a door conveniently connects this room back to the reception hallway, creating a harmonious flow throughout the ground floor.





The snug

To the right of the entrance, a cosy snug exudes character with its high ceilings and dual-aspect sash windows that flood the space with ample natural light. The room centres around an ornate fireplace, adding a touch of charm.



The boot room

An opening at the rear of the kitchen leads to a practical boot room that features practical wooden flooring and serves as an excellent spot for storing coats and muddy boots after returning from countryside walks.

The useful utility room is equipped with wall and base units, worktops, a sink unit and space for a washing machine and dryer. A ground floor WC and a separate cloakroom complete the ground floor amenities.



The basement

The basement is accessed via a doorway from the hallway and includes the home office, gym, wine cellar and lobby.

The gym features a rear-facing window that creates a light and inviting space for working out. The wine cellar epitomises the luxury lifestyle and

offers the perfect environment for storing fine wines.

To the right side of the property, a substantial lobby guides you to the impressive double garage. This generously sized lobby also serves as an ideal storage space.



The home office

The spectacular home office spans over 34 feet of open-plan space and is divided by broken plan walling that creates two distinctive areas. Each office space is equally spacious, one with a side window and the other with a front-facing window. Quality wooden floors,

exposed beamed ceiling and recessed spotlights all contribute to the inviting ambiance of this fantastic space. The fireplace has been appropriately lined and flued, prepared for the installation of a log-burner. Please note, the log-burner exhibited is not included in the sale.



The landing

Ascending the turning staircase, a spacious landing bathed in natural light unfolds, gracefully guiding you to the bedrooms and bathroom facilities residing on this floor. The character of this level is accentuated by wonderfully high ceilings and intricate ceiling cornice details, contributing to a delightful, light and airy atmosphere.



The master bedroom

The master bedroom is a delightful and spacious retreat, featuring a lovely dual aspect and generously sized built-in wardrobes. This fantastic bedroom has an adjoining dressing room that can also be accessed directly from the landing. The dressing room is an excellent size and boasts a front-facing window.



Bedrooms two and three

Bedroom two is situated at the rear of the property and includes a side-facing window. This spacious double bedroom comes complete with its own en-suite shower room that includes a WC, washbasin and a shower cubicle.

Bedroom three is a dual aspect double bedroom with windows to the front and side.





The family bathroom

Serving the bedrooms is a well-equipped family bathroom featuring a low-level WC, washbasin, bathtub with a telephone-style shower attachment to the tap, quality wall tiling and a sash window to the rear.



The shower room

Completing the first floor, a luxurious shower room awaits, comprising a low-level WC, twin washbasins set upon a tiled worktop, a large walk-in shower, a built-in storage cupboard, stunning wall tiling, a chrome towel radiator and a sash window to the side aspect.



Bedrooms four and five

A staircase gracefully ascends from the first-floor landing to an additional landing, which accommodates a built-in storage cupboard with doors on either side leading to two more double bedrooms. The fourth bedroom is distinguished by two Velux windows and an open dressing area. The fifth bedroom boasts a Velux window and a door accessing the loft storage.



The annexe

A valuable addition to any home, this impressive annexe stands out with its stunning open-plan layout on the ground floor. Once the old barn stables and piggery, it was meticulously converted in 2019 to offer ideal living spaces for multigenerational living.





The lounge

The expansive lounge that stretches over 34 feet, welcomes ample natural light through its triple-aspect windows and French doors to the rear. Quality wooden flooring enriches the room and is complemented by a magnificent wood burner with a tiled hearth and surround and rustic beamed mantel.



The kitchen

The lounge seamlessly flows into the modern kitchen with a vaulted ceiling, period features, base units with worktops that incorporate a sink with drainer and mixer tap. Integrated appliances include an oven, induction hob and a dishwasher. Tiled flooring enhances the room and a Velux window adds additional light.



The shower room

Connected to the living area, a lobby features doors to the outside and the well-equipped shower room. The contemporary-styled shower room boasts a low-level WC, washbasin, a spacious shower cubicle and a side window, offering both style and functionality.



The bedrooms

The staircase from the living area leads up to a landing lit by a Velux window and doors that lead to two spacious double bedrooms. Both bedrooms are impressively bright, thanks to windows on the side aspect and Juliet balconies to the rear. The stunning vaulted ceilings enhance the overall appeal of these delightful bedrooms.



Gardens and grounds

The gardens and grounds surrounding this magnificent home are a true delight, spanning approximately 2 acres. The mature formal gardens captivate with a generous patio, expansive formal lawns bordered by mature hedgerow and a diverse selection of trees along the boundaries. Impeccably maintained beds showcase a wide variety of flora and shrubbery.



A spacious patio stretches across the rear of the property, providing an ideal setting for al fresco dining and entertaining. Complete with a barbecue and firepit, this area offers a stunning backdrop for outdoor gatherings. Winding its way around the property, a gravelled pathway adds charm, while a delightful ornamental pond contributes to a serene atmosphere, attracting wildlife to the garden.



Beyond the extensive formal lawns, the property boasts paddocks with fruit trees that adjoin picturesque countryside. The views from the grounds are nothing short of breathtaking, extending for miles without interruption.





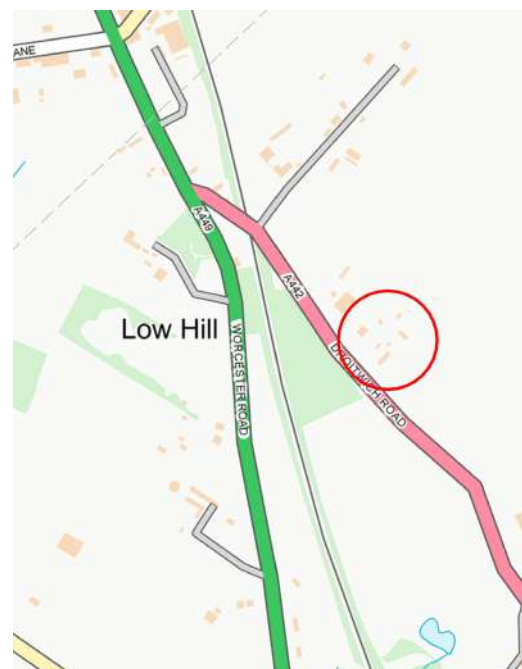
Location

Torton, a delightful hamlet nestled approximately 4 miles south of Kidderminster town centre, ensures that residents enjoy a peaceful rural existence while remaining well-connected to various amenities and major transport networks. Kidderminster town centre is a bustling hub offering high street stores, supermarkets, numerous pubs, restaurants and reputable schools.

Families seeking quality education will find several Ofsted-rated 'good' primary and secondary schools in the Kidderminster area. Additionally, Bromsgrove Independent School and Winterfold House School, both well-regarded institutions, are conveniently located nearby. For those exploring private school options, Worcester offers choices such as King's and The Royal Grammar School, easily accessible within a 20-minute train ride.

Hartlebury, merely 1.1 miles away provides a range of amenities, including a Post Office/store, a charming country pub and a convenient train station linking to Worcester and Kidderminster. Nature enthusiasts will appreciate the picturesque countryside surrounding Falcon Hurst, with rural lanes leading to beauty spots like Hartlebury Common.

The charming Cathedral City of Worcester, approximately 11.5 miles away, is a treasure trove of attractions and activities. With its proximity to Torton, Worcester adds a touch of cultural richness and variety to the vibrant lifestyle offered by this lovely village.



Services

To be confirmed.

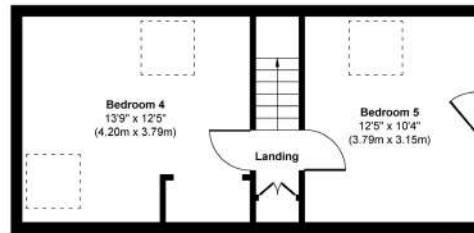
Council Tax

The Council Tax banding for this property is **Band G**

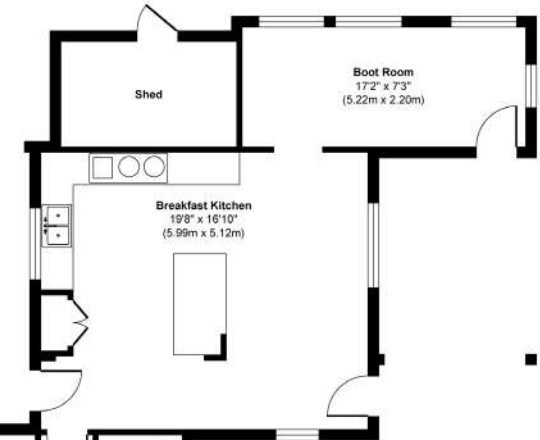
Falcon Hurst, Droitwich Road, Torton, Kidderminster, DY10 4HU



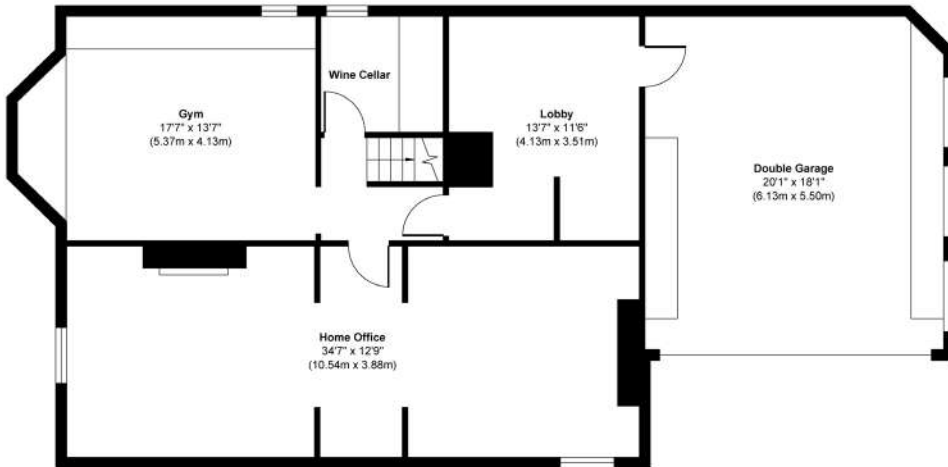
First Floor
Approximate Floor Area
960 sq. ft.
(89.23 sq. m)



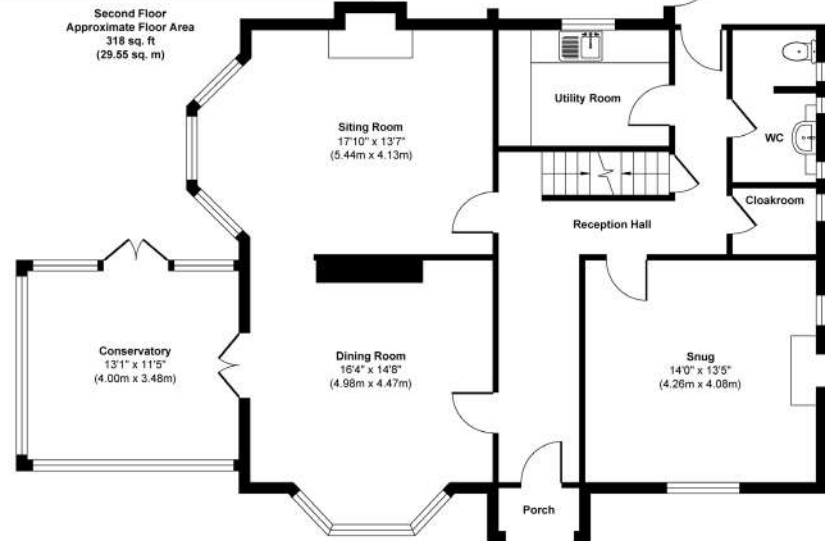
Second Floor
Approximate Floor Area
318 sq. ft.
(29.55 sq. m)



Ground Floor
Approximate Floor Area
1426 sq. ft.
(132.57 sq. m)



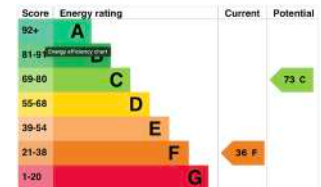
Basement
Approximate Floor Area
941 sq. ft.
(87.48 sq. m)



Approx. Gross Internal Floor Area 3645 sq. ft / 338.83 sq. m

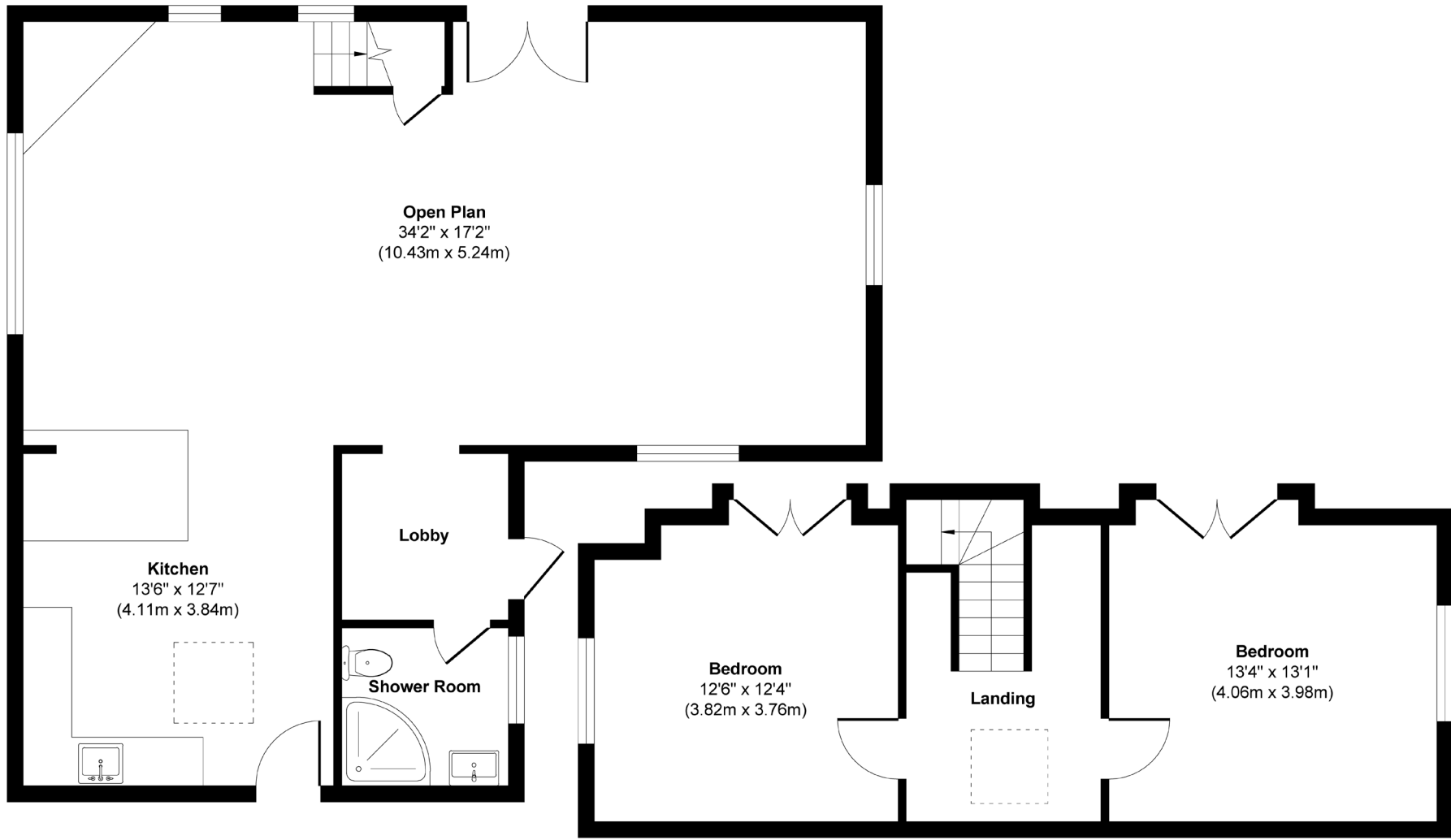
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Annexe, Falcon Hurst, Droitwich Road, Torton, Kidderminster, DY10 4HU



Ground Floor
Approximate Floor Area
861 sq. ft
(80.00 sq. m)

First Floor
Approximate Floor Area
396 sq. ft
(36.81 sq. m)

Approx. Gross Internal Floor Area 1257 sq. ft / 116.81 sq. m

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