



21 Gayhurst House Gayhurst Court, MK16 8LG

Guide Price From £435,000

NICOLA LANGFORD

exp® UK

@ nicola.langford@exp.uk.com

🌐 nicolalangford.exp.uk.com

📞 07396 394 255

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Luxury Living at Historic Gayhurst House - Discover an unparalleled level of elegance at Gayhurst House, a breath taking Grade I listed Elizabethan mansion set within acres of magnificent landscaped grounds.

Once the grand seat of one of Buckinghamshire's most distinguished estates, this remarkable residence has been sensitively transformed into an exclusive collection of luxury homes offering a rare opportunity to live within centuries of history while enjoying every modern comfort.

Experience exceptional elegance in this three-bedroom top-floor apartment, beautifully set within the main house of Gayhurst House, this rare residence offers the perfect blend of historic grandeur and refined modern living.

Positioned within the most elevated part of the mansion, the apartment enjoys impressive views over the estate's sweeping grounds, and private lakes framed by large feature windows that flood the interior with natural light. Generous room proportions, period architectural details, and a sense of heritage craftsmanship create an atmosphere of timeless luxury.

Beyond your doorstep, the estate invites you to enjoy exclusive residents' facilities, including tennis courts, BBQ area, private lake and idyllic walking paths through mature gardens and woodland. A private garage and additional parking offer convenience, while the setting ensures peace, privacy, and prestige.

Gayhurst House offers more than a home, it offers a luxurious lifestyle in one of Buckinghamshire's most historic and sought-after country estates.

The surrounding area is steeped in historical significance, with Gayhurst House itself dating back to the early 1500s. By the late 16th century, it had already etched its name in history books when Queen Elizabeth I gifted the estate to Sir Francis Drake.



For all enquiries, please quote property reference NL1208.



Access to Gayhurst House

Gayhurst House is approached via an intercom system into a magnificent grand hall, exuding period elegance and grandeur.

From here, a door leads to an inner hall, where a staircase rises to this exceptional top-floor apartment, offering privacy while retaining the character and charm of the historic mansion.

Kitchen/ Sitting/ Dining Room

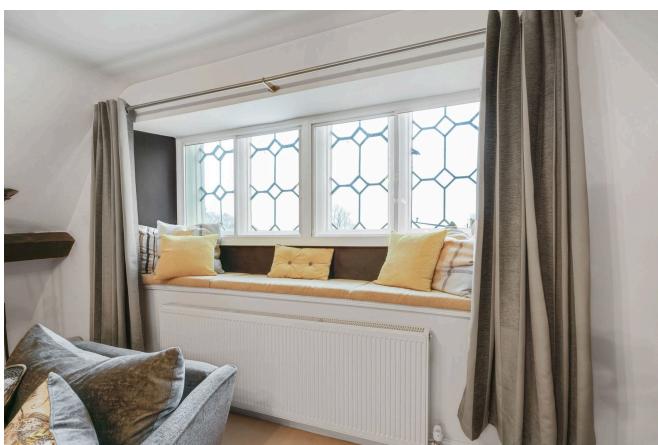
5.02m x 4.48m (16'6 x 14'8 kitchen) & 6.41m x 5.39m (21'0 x 17'8 lounge)

The recently renovated **open-plan kitchen, living, and dining room** combines modern comfort with period character.

Exposed beams and original wall features add charm and character, while a **newly fitted kitchen** has been rewired and thoughtfully designed with a breakfast bar and space for a dining table.

A **large window with a charming window seat** overlooks the estate grounds and private lake, filling the space with natural light.

The kitchen features an **integrated oven and hob**, a sink with scenic views of the turret tops, and space for additional freestanding appliances, creating a practical yet stylish hub for both entertaining and everyday living.





Bedroom One

4.11m x 4.38m (13'6 x 14'4)

Bedroom 1 is a spacious and characterful principal bedroom, featuring a **high-level window**, a **Velux roof light**, and a charming small leaded-light window, all of which flood the room with natural light.

The bedroom is **fitted with a range of wardrobes** and retains **beautiful exposed timbers**, adding period character. A cupboard houses the **LPG central heating boiler**.

The room is finished with **soft carpeting**, combining comfort with style.



Bedroom Two

3.36m x4.88m (11'0 x 16'0)

Bedroom 2 is an L shaped double room, featuring a **leaded-light mullion window to the Side** which frames peaceful views over the grounds.

The room is **carpeted** and offers a light-filled, comfortable space with period charm.

Bedroom Three

1.84m x3.84m (6'0 x 12'7)

Bedroom 3 is a charming and versatile room. It features **leaded-light mullion windows**, which allow natural light to flood the space, and is **carpeted** for comfort.

This room is ideal as a single bedroom, home office, or study, offering both character and functionality.



Bathroom

A sophisticated four-piece suite featuring a panelled bath, a separate glass-enclosed shower cubicle, a stylish low-level W.C., and a contemporary wash basin.

Recessed ceiling spotlights create a sleek, ambient glow, while a built-in cupboard offers discreet storage, combining elegance with practicality.





Outside / Grounds

Living at Gayhurst House offers a unique blend of elegance, tranquility, and community. Set within approximately five acres of stunning parkland, the grounds are a masterpiece of landscape design by the legendary Capability Brown, featuring sweeping lawns, mature woodland, and sparkling lake that create a serene, almost timeless atmosphere. Residents can enjoy leisurely strolls along winding pathways, morning coffee by the water, or quiet moments beneath centuries-old trees.

The communal gardens foster a strong sense of community while maintaining privacy, making it easy to socialize with neighbours or simply retreat into peaceful seclusion.

For those seeking activity, two hard-surface tennis courts offer a space for friendly matches or regular exercise.

Lifestyle

Living at Gayhurst House combines the convenience of modern apartment living with the charm of country estate life.

With parking and a garage included, residents enjoy practical comforts alongside the beauty of their surroundings.

It's a lifestyle defined by elegance, calm, and a connection to nature, where every day feels like a retreat from the bustle of modern life.

Gayhurst House offers more than a home, it offers a luxurious lifestyle in one of Buckinghamshire's most historic and sought-after country estates.

Historical Information

The surrounding area is steeped in historical significance, with Gayhurst House itself dating back to the early 1500s.

By the late 16th century, it had already etched its name in history books when Queen Elizabeth I gifted the estate to Sir Francis Drake.

During the early 1600s, the property witnessed the infamous Gunpowder Plot, with Guy Fawkes said to have visited.

Sir Everard Digby, one of the gunpowder plotters. Throughout the Second World War, Gayhurst House played a vital role as an intelligence base for codebreakers.

The property's diverse architecture reflects the Tudor, Elizabethan, Queen Anne, and Victorian eras, offering a fascinating journey through time.

Lease Information

With an impressive 950 year lease and the added benefit of EPC exemption due to its Grade I listing, this extraordinary home combines architectural heritage with effortless contemporary living.

Service Charges £4860 per year

Key Features :-

Stunning Three Bedroom Apartment Set Within A Grand Elizabethan Mansion

Beautiful Period Architecture With Impressive Open Plan Living Space

Large Feature Windows With Window Seat Overlooking The Magnificent Landscaped Grounds

Recently Refitted Kitchen

Four Piece Bathroom Suite

Exceptional Setting Surrounded By Acres Of Private Grounds

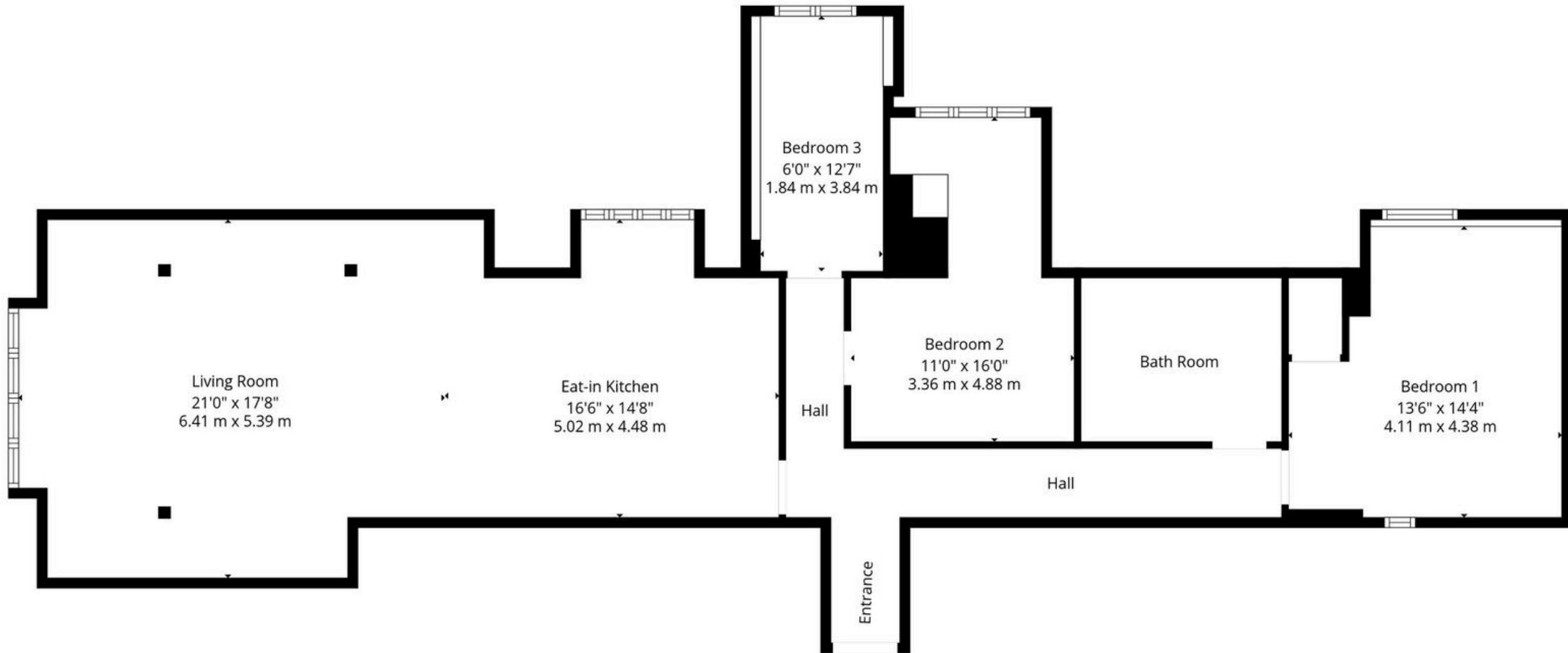
Includes A Single Garage Plus Additional Parking

Access To Extensive Gardens, Tennis Courts, And Private Lakes

Long Leasehold With Approximately 950 Years Remaining With Share Of Freehold

EPC Exemption Due To Historic Grade I Listing





TOTAL: 1185 sq. ft, 110 m²

1st floor: 1185 sq. ft, 110 m²

EXCLUDED AREAS: LOW CEILING: 20 sq. ft, 2 m², WALLS: 120 sq. ft, 11 m²