

CADMORE
LODGE



Cadmore Lodge

Berrington Road, Berrington Green, Tenbury Wells, Worcestershire, WR15 8TQ

Freehold £2,500,000





Secluded hotel set within circa 39 acres



Offering 22 en suite rooms



Extensive public areas



Lakes, grounds and woodland



Separate one bedroom Mill Cottage

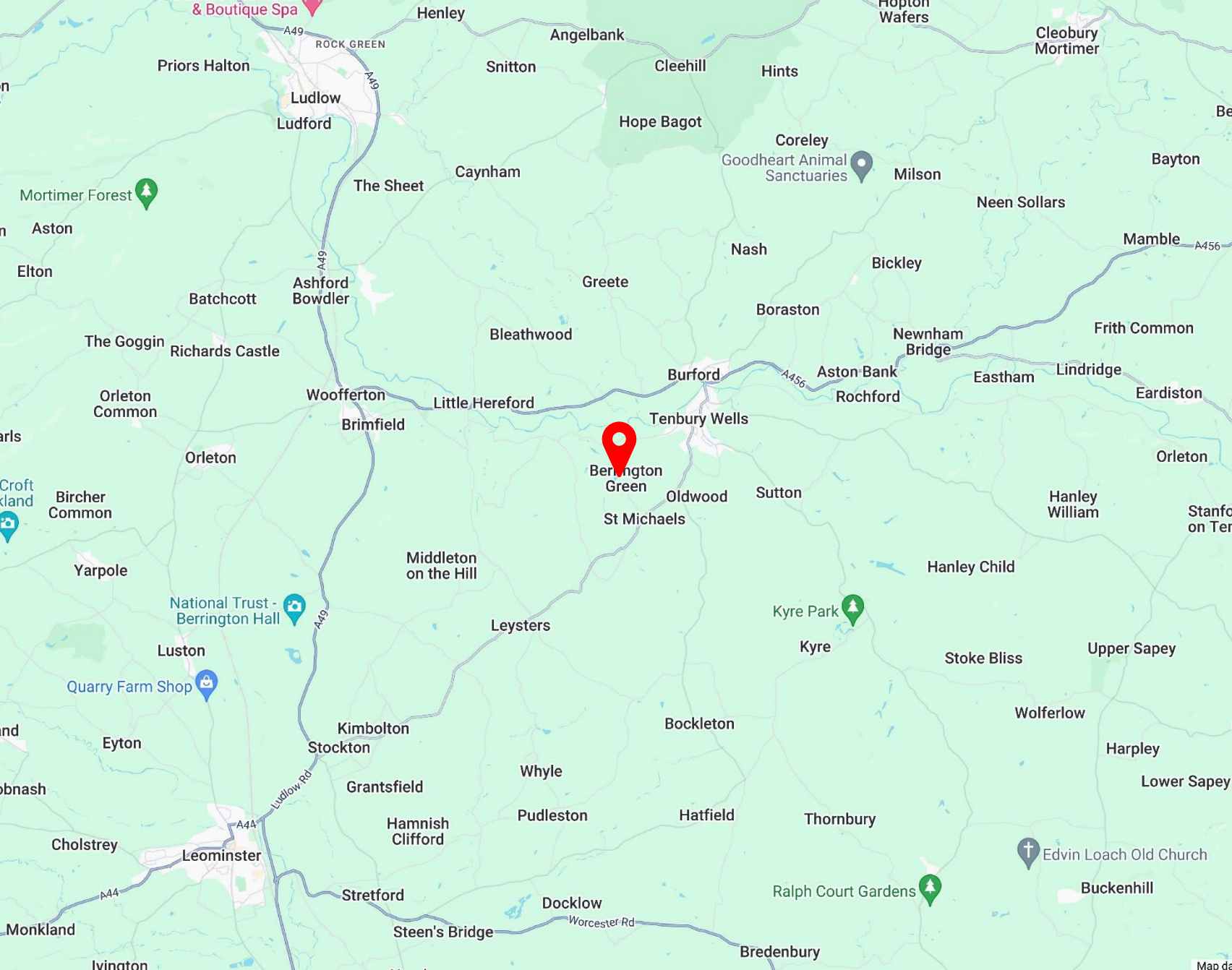
DESCRIPTION

Cadmore Lodge is a modern hotel of brick construction. You approach the hotel down a long and secluded tree lined drive which opens out to ample parking. Situated within circa 39 acres, this hotel offers tranquillity and seclusion from the fast-paced way of life and would make a perfect retreat hotel. A sizeable lake is the centrepiece stretching out across the grounds. To one side is woodland and the other grassland, a former nine-hole golf course however it now has planning permission obtained for 25 holiday cabins on the ground, a real asset and a further income generator should one wish.

Please click the link below which will take you to the hotel's website.

[WEBSITE](#)





LOCATION

what3words: ///grumbles.scoring.hazel

Set within the heart of the three counties - Herefordshire, Worcestershire and Shropshire known as the “gateway to the marches”, Cadmore Lodge lies two miles from the ancient market town (and later Victorian Spa town) of Tenbury Wells. Dubbed by Queen Victoria as "My little Town in the Orchard", Tenbury is known for its cider apples, hops and the famous pre-Christmas holly and mistletoe sales.

Only 20 minutes-drive away is Ludlow, with its medieval castle and buildings. Once seat to the English throne, today Ludlow is a lively unspoilt market town. With its Michelin Guide restaurants, it has an international reputation for food and drink and also plays host to both the Ludlow Food and Drink Festival in September and the Ludlow Festival of Art and Music in June. Also within easy reach is the M5 motorway, one of the main arterial road networks giving access to Birmingham and Bristol which provide an extensive shopping and food offering along with both Birmingham and Bristol Airports.

INTERNAL DETAILS

The hotel itself comprises 22 en suite rooms, all finished to a high standard. There is a plethora of public spaces from bar area to restaurant/events space. A commercial kitchen is present along with reception area and staff/office room. Furthermore, a swimming pool is provided with views to one end out across the lake. An extension has been added and further rooms on the first floor created, half finished, the rooms on the ground floor could be finished/converted into any way a new purchaser wishes, the flexibility and versatility of this site is endless.

Also present in the ground is a thatched mill house, complete with wooden wheel, this delightful building is mostly open plan with a mezzanine first floor, when the hotel operated weddings, this was the usual 'go to' for the new bride and groom and a delightful place to stop on their first night of marriage.







EXTERNAL

Externally the grounds amount to 38.09 acres. The site is vast, encompassing woodland, grassland, a lake and ample parking. The versatility and opportunity is huge.





THE OPPORTUNITY

This presents a fabulous opportunity to take on a slice of the Worcestershire countryside and hospitality market, this opportunity, building and location could be utilised back into a country hotel and wedding venue or have alternative uses and a rehab retreat, yoga retreat or a variety of other uses.

The fact it has planning permission for further accommodation via cabins is another huge bonus and adding to the revenue potential.



TRADING INFORMATION

Trading information will be made available to serious parties, please contact the selling agent.

PLANNING CONSENT

Planning permission has been obtained for 25 holiday lodges within the grounds, further information can be found on the Malvern Hills District Council website or by getting in contact with the selling agent.



Cadmore Lodge, Berrington Road, Tenbury Wells, WR15 8TQ
 Main House Approx. Gross Internal Area:- 1700.49 sq.m. 18304 sq.ft.
 Mill House Approx. Gross Internal Area:- 90.98 sq.m. 979 sq.ft
 Total Approx. Gross Area:- 1791.47 sq.m. 19283 sq.ft.



FOR ILLUSTRATIVE PURPOSES ONLY-NOT TO SCALE
 The position & size of doors, windows, appliances and other features are approximate only.
 --- Denotes restricted head height
www.dmlphotography.co.uk



Fir Bed
Plantation

Berrington
Green

Bednal Br

Cadmore Lake

Area: 38.094 acres

CONTACT DETAILS

No direct approach may be made to the business. For an appointment to view, or for further information, please contact:

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Broker - Hotels

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