



## FIELDEN HOUSE, STOWE LANE




Stowe-by-Chartley, Stafford, Staffordshire, ST18 0NA





# AN OUTSTANDING COUNTRY HOUSE, SET IN 2.6 ACRES.

An exquisite country house with annex, quadruple garage  
and entertainment suite, all within approx. 2.67 acres.

			EPC
5	4	4	TBC

Local Authority: Stafford Borough Council  
Council Tax band: G  
Tenure: Freehold  
Guide Price: £2,000,000





## FIELDEN HOUSE, STOWE-BY-CHARTLEY

Fielden House is an outstanding Victorian country house extending to close to 5,000 sq ft, set on the edge of the ever-desirable village of Stowe-by-Chartley. The house has been extensively refurbished and modernised over the past 5 years and now represents a highly specified home.

Recent works include replacement windows including Crittall windows to the front elevation, reproduction cast radiators, a full three phase rewire and new outbuildings including a quadruple garage and entertainment suite. Whilst vastly modernised, the house still reflects its Victorian origins with stained glass top lights and sandstone surrounds, as well as internal features such as coving and deep skirting.





# FIELDEN HOUSE

A wide entrance door opens to a handy porch, with a half light stained glass door opening to the exceptional entrance hall. Flooded with light via the roof level glass lantern, doors radiate to the ground floor accommodation which includes the guest WC, complete with bespoke Thomas Crapper sanitary ware. The elegant drawing room is well proportioned with high ceilings and includes a dual aspect via a bevelled window and bay window. There are double doors to the garden and a Clearview stove which provides an excellent focal point. Adjacent is the vast dining room which is again dual aspect with delightful views over the gardens. There is plenty of space for entertaining as well as an open fireplace, encased by a beautiful marble surround. The study is also found off the entrance hall and provides plenty of space for home working and includes a bay window. The recently refitted kitchen is the hub of the home and is found off the rear of the entrance hall. Installed by locally renowned Milford Kitchens, there is a range of two tone wall, floor and island cabinetry all set beneath a marble worksurface. There is a cream enamelled AGA, Quooker tap, dishwasher and space for an American style fridge freezer. There is a cold store /pantry off which includes steps to the cellar. Accompanying the kitchen is the utility / butler's kitchen which has also been generously refitted with new cabinetry to include bottle storage and space for additional appliances. Beyond is a handy boot room with external access, and a workshop.

The original staircase winds up the entrance hall to the vast galleried landing. The principal suite occupies the back wing of the house and is split into three sections to offer a hotel-like experience. The bedroom area offers delightful countryside views and includes a vaulted ceiling as well as offering access to the en suite. The en suite is of epic proportions and includes a copper roll top bath, dual sinks and a separate shower. The dressing room is found off the en suite and includes a range of fitted wardrobes. There are a further two double bedrooms at first floor level, both of which benefit from en suite facilities. The rear staircase continues on to the second floor landing, which provides a two further double bedrooms which share a recently installed family shower room.









# OUTBUILDINGS

Externally, Fielden House offers an exceptional range of outbuildings. To the rear of the house is the former coach house, which has been converted into a one bedroom annex. There is an open plan kitchen living area with fitted units, hallway with shower room off and a first floor bedroom. Beyond the coach house is the oak framed quadruple garage with four electrically operated up and over doors.

Adjacent to the garaging is the the recently constructed entertainment suite is a stand out space, offering over 1,600 sq ft of high quality space which is ideal for a variety of uses. This all year space includes four sets of bi folding doors, independent gas boiler which powers the underfloor heating, kitchen, shower room, separate WC and store room. The entertainment suite is currently set out as an additional social space but could be converted to suit a variety of uses including an indoor swimming pool.

# GARDENS & GROUNDS

Approached via an electrically operated gate, the in and out driveway winds through the relandscaped front gardens to open to a spacious parking area for numerous vehicles. The drive continues down to the side of the house to provides access to the coach house, garaging and entertainment suite. Various pathways lead off from the driveway to the formal gardens, which are mainly laid to lawn and interspersed with specimen trees and herbaceous shrubs. There is a large south facing terrace which runs the depth of the house and around to the entertainment suite. A gateway leads from the driveway to the paddock which is fully fenced. All in all the plot extends to approx. 2.67 acres.



# LOCATION

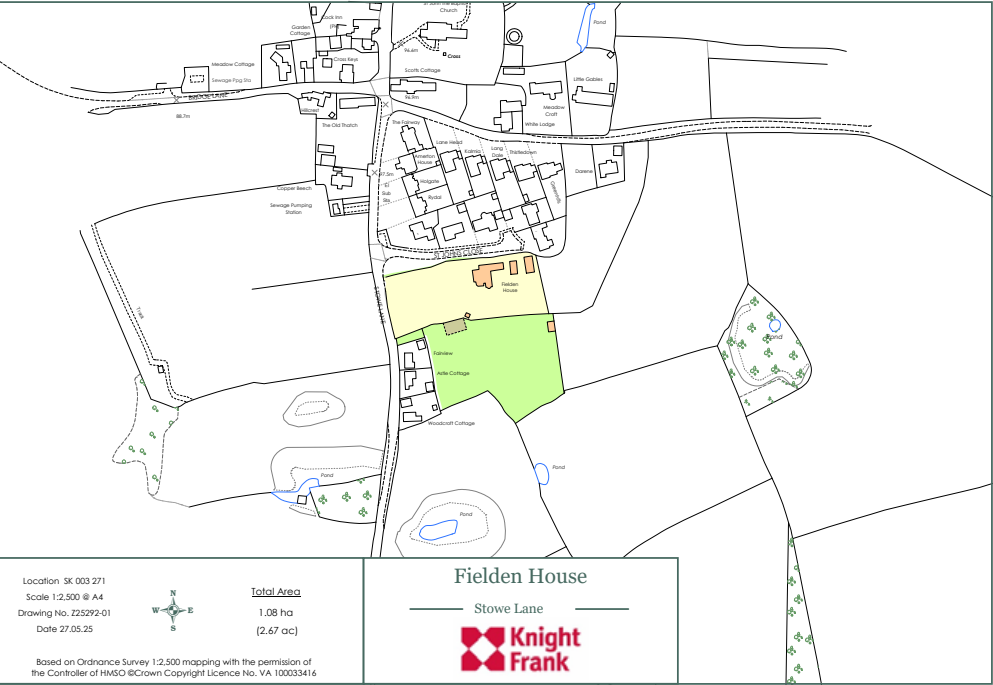
Fielden House is located within a prominent yet private position in the village of Stowe-by-Chartley. The village hall offers regular events including a breakfast club and the annual village fete. A popular village pub and restaurant is also situated within the village, whilst John the Baptist Church offers regular services and events throughout the year. The county town of Stafford is a short drive away (8 miles) and offers a whole range of amenities such as shops, supermarkets, leisure and dining facilities, whilst the nearby village of Hixon offers a primary school, post office and village shop. The market town of Uttoxeter offers shops, supermarkets, leisure facilities as well as a cinema, bowling alley and ice rink and the popular Uttoxeter racecourse. Nearby, Cannock Chase is an Area of Outstanding Natural Beauty, comprising a mixture of natural woodland and plantation for the whole family to explore and enjoy.

Fielden House is well placed for access to the regional road network with the M6 providing direct access to the M6 Toll, and is also well placed for the M42, M1 and A50. Train services run to London from Stoke on Trent, Derby, and Birmingham International. Birmingham Airport is approximately 37 miles and East Midlands Airport is approximately 32.2 miles. There is an excellent range of schooling within the area including Lichfield Cathedral School, Stafford Grammar School, Denstone College, Abbotsholme School, and Thomas Alleynes School in Uttoxeter. There are also Primary Schools located in the nearby villages of Hixon and Kingstone.









Approximate Gross Internal Area = 464 sq m / 4996 sq ft  
Main House = 464 sq m / 4996 sq ft  
Coach House = 62 sq m / 666 sq ft  
Outbuilding = 151 sq m / 1629 sq ft  
Garage = 67 sq m / 721 sq ft  
Total = 744 sq m / 8012 sq ft



This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them. (ID767266)



We would be delighted  
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