

George Maddox House

Monmouth



George Maddox House is believed to date from the 1830s and sits in a prime location in the heart of St James, Monmouth, just a stone's throw from Monmouth School and all the local amenities this glorious, historic town has to offer.



The House

Ground floor: Hall | Study | Drawing room | Dining room | Kitchen

First floor: Sitting room/bedroom 7 | Principal bedroom with en suite shower room | Family bathroom

Second floor: 3 further bedrooms | Shower room | Utility

Third floor: 2 further bedrooms/playroom

Basement: Workshop/gym | Store room

Gardens and Grounds

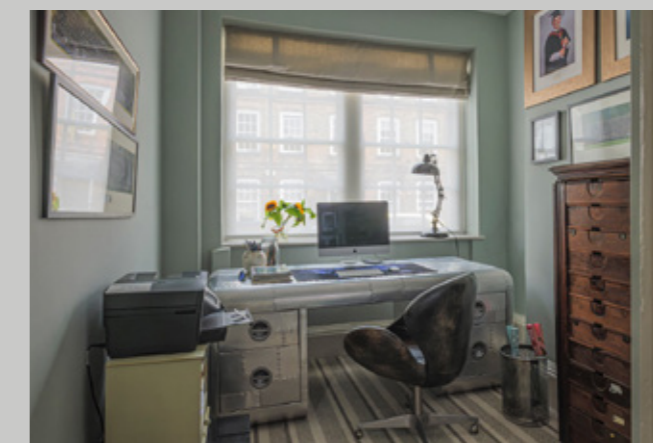
Lawns | Terrace



Situation

Monmouth nestles in the tranquil lower reaches of the beautiful Wye Valley and enjoys a wealth of sporting, retail and recreational facilities both in and around the town, including the oldest theatre in Wales, The Savoy.

Well known for its iconic 13th century gatehouse bridge, Monmouth has a famous past with its connections, amongst others, to Henry V and more recently Charles Stuart Rolls, the co-founder of Rolls Royce.



The House

This stunning, Grade II listed, high specification, five storey, six/seven bedroom, historic townhouse offers flexible reception space, a stunning, bespoke kitchen, a summer house, permit parking and a very rare large walled garden which would be considered one of the largest in the town. Even rarer, there is further ancillary accommodation with private parking which is available by separate negotiation. Information is available upon request.

Offering 4,188 sq ft, this is a townhouse in the original sense of the word and it is hard to envisage a family home in such a prime position that could offer more.

The house has been completely renovated throughout by the current vendors and the finish is unquestionably a cut above. The basement is clean but untouched, with electric lighting.

George Maddox designed some of the most notable buildings in Monmouth including the Market Hall, the Memorial Pavillion in the Nelson Garden, The Beaufort Arms Hotel, The Shambles, the Methodist Church and Masonic Hall. Many consider that Monmouth owes to Maddox its particular architectural flavour.



Property Information

Tenure: Freehold.

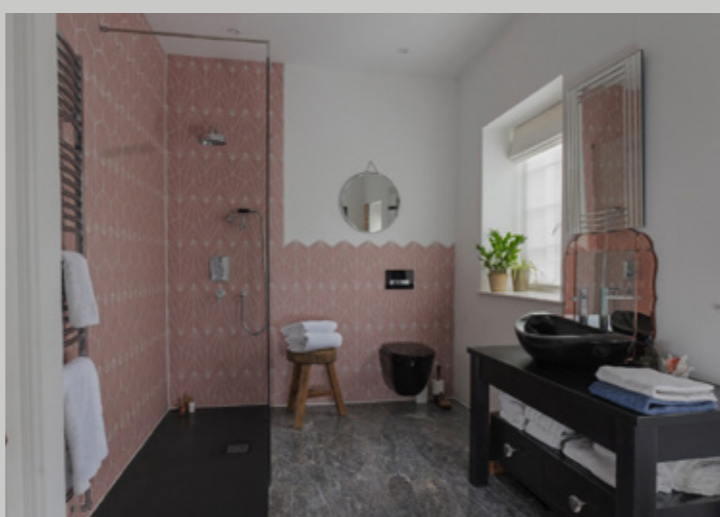
Guide Price: £1,200,000

Local Authority: Monmouthshire County Council

Council Tax: Band G

EPC: C

Viewings: Strictly by appointment with Knight Frank LLP.



Approximate Gross Internal Floor Area
Total Area: 389 sq m / 4,188 sq ft

This plan is for guidance only and must not be relied upon as a statement of fact. Attention is drawn to the important notice on the last page of the text of the Particulars.



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I would be delighted to tell you more

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Fixtures and fittings: A list of the fitted carpets, curtains, light fittings and other items fixed to the property which are included in the sale (or may be available by separate negotiation) will be provided by the Seller's Solicitors.

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Particulars dated August 2024. Photographs and videos dated August 2024.

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