



BY DESIGN



The Priest's House, Grafton Lane, Bromsgrove, B61 7HA

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Located off Grafton Lane on the edge of Bromsgrove is this exceptional Grade II Listed country home. Formerly part of the historic Grafton Manor Estate, which was famously part of the Gunpowder Plot of 1605, the house has hosted in its past many high profile guests, including the former President of France, Charles De Gaulle. The property dates back to circa 1800 and has been extensively updated to modern standards by the current owners, who have lovingly restored and maintained the property's original features.



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Built **circa 1800**
Grade II Listed
Internal Size **5000 sq/ft**
Bedrooms **6**
Bathrooms **2**
Cloakrooms **2**
Reception Rooms **6**
Cellars **4**
Private grounds **Circa 2.4 acres**
Fuel **Mains Gas**
Internet **Fibre (cabled)**
Electric gates
Double car port
Log burning stove (*lounge*)
Open fire place (*snug*)
Duck pond + 2 Fish ponds
Period features throughout
Hard wood floors
Council Tax **G**
EPC Rating **D**
Local Authority **Bromsgrove**

A Moment in History: *This gorgeous home was formerly part of the Grafton Estate, which is historically recorded as part of The Gunpowder Plot '1605', and it is known that Guy Fawkes and his fellow conspirators met on the Grafton Estate ahead of their attempt to blow up Parliament.*

The property sits within circa 2.4 acres of private grounds with beautiful features such as the mature manicured gardens, a duck pond and two fish ponds, a dovecote in the front garden, the original grade II listed Priest's confessional to the side of the house and electric gates for both the front and rear driveways.

Note: The property next door 'The Priest's House Stables', has permitted access across the first section of the front driveway and use of the front gates to access their property.

Within the grounds there are a variety of spectacular trees (protected by TPOs) including a 250 year old Tulip tree, recognised as one of the finest in the country, two 600 year old Yew trees and a large Redwood tree on the front lawn, which was part of the famous planting of Trafalgar trees to celebrate the victory of Trafalgar in the early 1800s. Covering the front of the property is beautiful mature wisteria, which blooms in vibrant greens and purples.

With more than 5,000 square feet of living accommodation, the property is spacious and perfect for a large family. The original features continue throughout the property from ornate cornicing and ceiling roses, timber beams, grand fireplaces and original sash windows, which have been restored to operate as they should.

There are 6 bedrooms in total, which include 5 double rooms and 1 single. The primary bedroom benefits from a gorgeous en-suite with a large walk-in shower and twin sinks.

The property has been updated for modern family living, with the addition of a beautifully designed orangery off the kitchen, which was added in 2019 by the current owners.

Furthermore, there is a separate study, utility room, boot room/gym, south-facing conservatory and numerous other reception rooms which include a drawing room, formal dining room, sitting room and a cosy snug.

This is a true one-of-one property which has been loved by the current owners and their family, who have considered themselves the custodians of this magnificent home.







Private grounds circa 2.4 acres



BOUNDARY LINES ARE APPROXIMATE FOR ILLUSTRATION PURPOSE ONLY























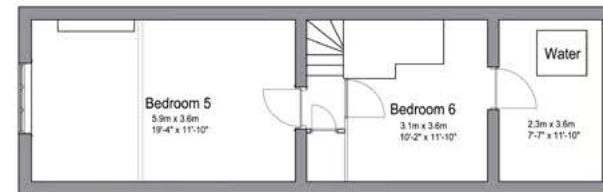
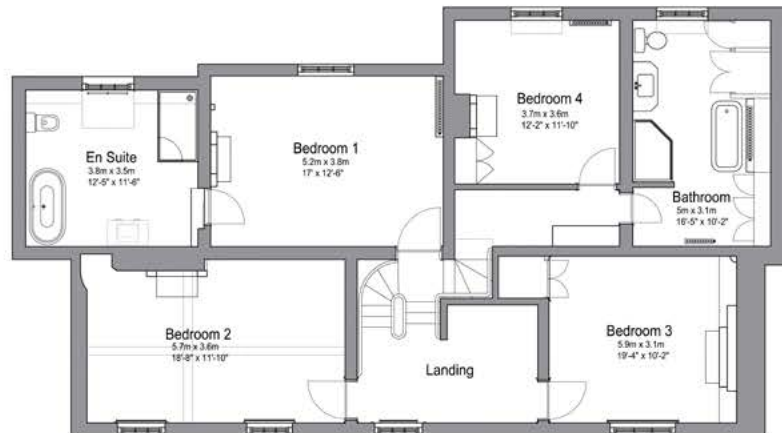
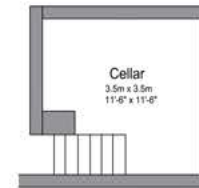
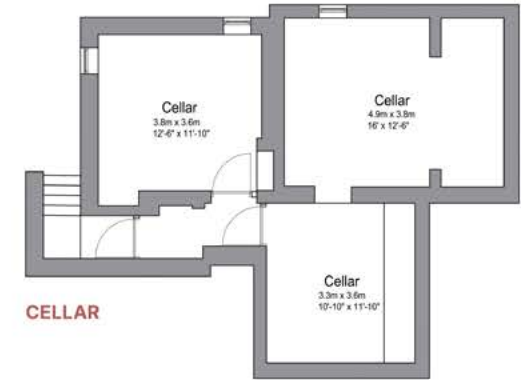












Total: 5,000 ft² / 464.5 m²

Dimensions exclude cellars. Sizes and dimensions are approximate, actual may vary slightly.



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National audience
local knowledge