

East Wing, Stephenson's Gardens

Littleover, Derby, DE23 6NU

John 
German





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£1,100,000

The East Wing is set within mature grounds, as part of The Old Hall which has been sympathetically transformed. Dividing the hall vertically to preserve the original character has resulted in three substantial residences, each blending authentic Victorian character with contemporary living comforts.





The Old Hall at Stephenson Gardens, built in 1891, is a striking Victorian manor designed by renowned local Arts and Crafts architect Alexander MacPherson. Standing proudly in the heart of Littleover, this distinguished residence has been a landmark of elegance and heritage for over a century. In later years, The Old Hall served as offices for Rolls Royce and then later the headquarters of Derbyshire Fire and Rescue Service, before closing its doors in 2018. With the vision of Ivygrove Homes and the expertise of architect Matthew Montague, this historic mansion is being carefully restored into three exceptional period residences.

The remaining grounds of the Old Hall have been thoughtfully developed to include fourteen new four, five, and six bedroom executive homes. The location is another key benefit with the amenities of Littleover village within walking distance. The development is also situated within the catchment area of Littleover Community School and are within walking distance of Derby High School and Derby Grammar School, making it an ideal choice for families. Ivygrove is a long-established, family-run business delivering exceptional quality developments across Derbyshire and the Midlands.

The East Wing features a large south-facing private garden and patio, perfect for outdoor living, along with a detached double garage and ample parking to the front.

The ground floor centres around a spacious open-plan kitchen, living and dining area with aluminium doors opening onto the garden. A separate lounge and additional dining room/study provide flexible living space. The bespoke kitchen by Victoria Roberts Kitchens includes a central island, quartz worktops and integrated Neff appliances. High-quality finishes continue throughout, including Ted Todd herringbone flooring, ceramic tiling, and wool carpets to the upper floors.

Upstairs offers five double bedrooms arranged over two floors. The principal bedroom benefits from a luxurious en-suite, while bedrooms two and three share a second bathroom, alongside a separate family bathroom. The fifth bedroom on the top floor is ideal for guests or teenagers.

Original features including high ceilings, leaded windows and detailed period joinery add to the home's character, complemented by modern comforts such as gas central heating and smart thermostat controls. A rare opportunity to acquire a distinctive home in a sought-after Littleover location.



Agents notes: Some images within this brochure have been digitally enhanced or generated using AI technology to help illustrate the property with furniture. While every effort has been made to ensure accuracy, these images may not represent the exact appearance of the property and should be used for illustrative purposes only.

Tenure: Freehold (purchasers are advised to satisfy themselves as to the tenure via their legal representative).

Property construction: Traditional

Parking: Drive & garage

Electricity supply: Mains

Water supply: Mains

Sewerage: Mains

Heating: Gas

(Purchasers are advised to satisfy themselves as to their suitability).

Broadband type: See Ofcom link for speed: <https://checker.ofcom.org.uk/>

Mobile signal/coverage: See Ofcom link <https://checker.ofcom.org.uk/>

Local Authority/Tax Band: TBC / Tax Band TBC

Useful Websites: www.gov.uk/government/organisations/environment-agency

Our Ref: JGA/27042026

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Ground Floor



Approximate total area⁽¹⁾

135.1 m²

1455 ft²

Reduced headroom

0.7 m²

7 ft²

(1) Excluding balconies and terraces

Reduced headroom

..... Below 1.5 m/5 ft

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

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Agents' Notes

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