



The Residence
Kenchester | Hereford | Herefordshire | HR4 7QJ

INTRODUCTION

The Residence

- Beautiful red brick Georgian home in quiet village location
- Stunning self-contained guest house with high vaulted ceilings
- Outstanding quality of internal finish with tasteful décor throughout
- Six bedrooms in total, with four bathrooms
- Elegant reception rooms, ideal for entertaining guests
- Well maintained grounds with two driveways with separate garages and a garden store room

Located in the small hamlet of Kenchester, just a few miles west of the cathedral city of Hereford, this endlessly appealing period home offers a wealth of character and historic intrigue, alongside a very high quality of internal finish.

The current owners have improved the property immensely since taking ownership, with new kitchens, bathrooms, electrics, plumbing, internal décor and so much more, creating a visually stunning home, with practicality and versatility in mind. The property has an interesting history, having once been owned by Lady Southampton, who during her ownership extended the original house with a new wing to accommodate a school for girls.

Situated just a few miles west of Hereford, the property sits in a quiet hamlet, with pristine Herefordshire countryside surrounding it. There are a range of local amenities including a primary school, charming close community in Kenchester, a modern French restaurant in Credential, and farm and garden centres in both directions. Hereford itself is a beautiful cathedral city with a huge range of opportunities for private and public schooling, leisure, shopping and dining. The Weir Gardens is in Kenchester.





STEP INSIDE

Stepping in through the main entrance, you are greeted by bright décor, impressive flagstone flooring and cast iron radiators. There is a ground floor cloak room with W.C and wash basin and a staircase leading to the first floor with a door beneath which takes you down to a large cellar, ideal for conversion subject to the relevant planning permission. From the hallway, a door to your left takes you into a truly impressive drawing room, perfect for entertaining, with high ceilings and Georgian style sash windows to 2 aspects allowing in plenty of light.

The original floor is boarded, and there is a woodburning stove to the far end as well as two original book cabinets with storage cupboards beneath.

The second main reception room off the entrance hallway is a beautifully styled dining room, with exposed original floorboards, a cast iron fireplace, doors leading outside to the rear garden and a walk-in butler's pantry.

The kitchen is located across the hall at the far end, being one of the most appealing parts of the property. There is a large central island with a stylish champagne sink, breakfast bar and plenty of storage cupboards. To one end, you have a range of integrated appliances including fridge, freezer, wine fridge and Miele bean-to-cup coffee machine with double ovens, plate heating drawer and induction hob at the opposite end of the kitchen. There is a door leading to a porch at the front of the house, and access to a beautifully finished scullery with further storage, two separate drawer dishwashers and space for appliances.

The first floor is accessed by a single staircase which splits into two, with two beautiful double bedrooms to the first level which is currently serving as a separate children's wing, both offering wonderful views and enjoying access to a stylish family bathroom and large bathroom.

To the upper level, you have the principal bedroom suite, which is exceptionally generous in size, with high ceilings, sash windows to rear and side with lovely countryside views and a range of fitted wardrobes and doors.

There is also a fantastic guest room to another separate the upper level wing with exposed original floorboards, sash window, and a cast iron fireplace. Both of the upper-level bedrooms are served by a tastefully finished shower room, as well as a walk in linen store room.

One of the main features of this incredible property is the adjoining guest suite, which was added in the late Georgian era. This impressive and visually stunning space was formerly a school hall, and boasts a huge living area, with high vaulted ceiling, exposed beams and original floorboards. There is a ground floor bedroom, bathroom and a well-designed contemporary kitchen. Overlooking the main living area of the guest suite is a spacious double bedroom, with windows to front and side aspect and a fitted wardrobe.

This would make wonderful guest accommodation with a separate driveway to the main entrance, or possibly an opportunity for additional income (subject to permissions). Alternatively, the guest suite offers the option to be used as a great entertaining space, for home business use and a whole host of other options.





SELLER INSIGHT

“ When we first discovered *The Residence* in Kenchester, we were instantly drawn to its history and unmistakable Georgian proportions. As someone with an architectural background, I could see the potential immediately: the scale, the symmetry, the light, and those wonderfully tall ceilings that my 6’6” husband fell in love with on the spot.

It was clear the house had been neglected, but the bones were magnificent – it simply needed careful, sympathetic restoration to reveal what had always been there. Over the years, we have completely renovated the property from top to bottom, restoring original shutters, window boxes, and period detailing, while introducing modern comforts that make it an exceptional family home. The layout now works beautifully, with the main house flowing into distinct, private areas: a guest suite, a separate master level, and a transformed children’s wing that now feels like its own bright, open living space rather than a series of dormitory rooms.

We’ve also added thoughtful practicalities such as a powder room, butler’s pantry, and scullery. At the heart of the home is the stunning kitchen, complete with a huge island and even a champagne sink – designed for entertaining on any scale. And entertain we have: from marquee garden parties for 100 guests, to village gatherings, christenings, and unforgettable birthdays, including a *Swan Lake* performance in the drawing room beside our baby grand piano. Outside, the gardens are truly special – established with rare and colourful specimens, with hidden pathways, quiet corners, and an orchard of plum, pear and apple trees, plus a magnificent walnut. Two generous driveways provide ample parking, and the terrace offers a front-row seat to the spectacle of parachutists – including my husband! – drifting down from the nearby army base *Stirling Lines*.

Kenchester itself is a rare joy: a friendly hamlet centred around the church, with neighbours taking turns to host drinks and dinners, and a wonderful new French restaurant nearby. With a school bus collecting children for *Hereford Cathedral School* and superfast broadband throughout, *The Residence* offers historic charm, modern ease, and an extraordinary sense of community.

* These comments are the personal views of the current owner and are included as an insight into life at the property. They have not been independently verified, should not be relied on without verification and do not necessarily reflect the views of the agent.

















STEP OUTSIDE

The Residence

Set within grounds of just under half an acre, the main portion of the property is approached via long driveway to the north end, leading to a beautiful side aspect of the house, with a separate driveway and parking area for the guest house. There are gardens laid mainly to lawn at the rear, with a beautiful selection of trees and flowering plants. A stunning magnolia tree frames the house at the rear, with a wisteria creeping up one side of the house offering a beautiful late spring display. There is a well stocked Herefordshire orchard, with a great selection of fruit trees, including numerous varieties of apple, plumb, pear, damson, as well as a walnut tree. In terms of outbuildings, there is a garage with power and lighting close to the main driveway entrance, with another door leading into a rear garden store.

In addition, you have a second older garage to the opposite end of the property with a separate driveway leading to the school, which acts as an excellent garden storage building. To the front you are greeted by some magnificent views over rolling countryside, with further views of the nearby Credenhill Park Woods to the rear, which offers footpaths for keen walkers.

DIRECTIONS W3W

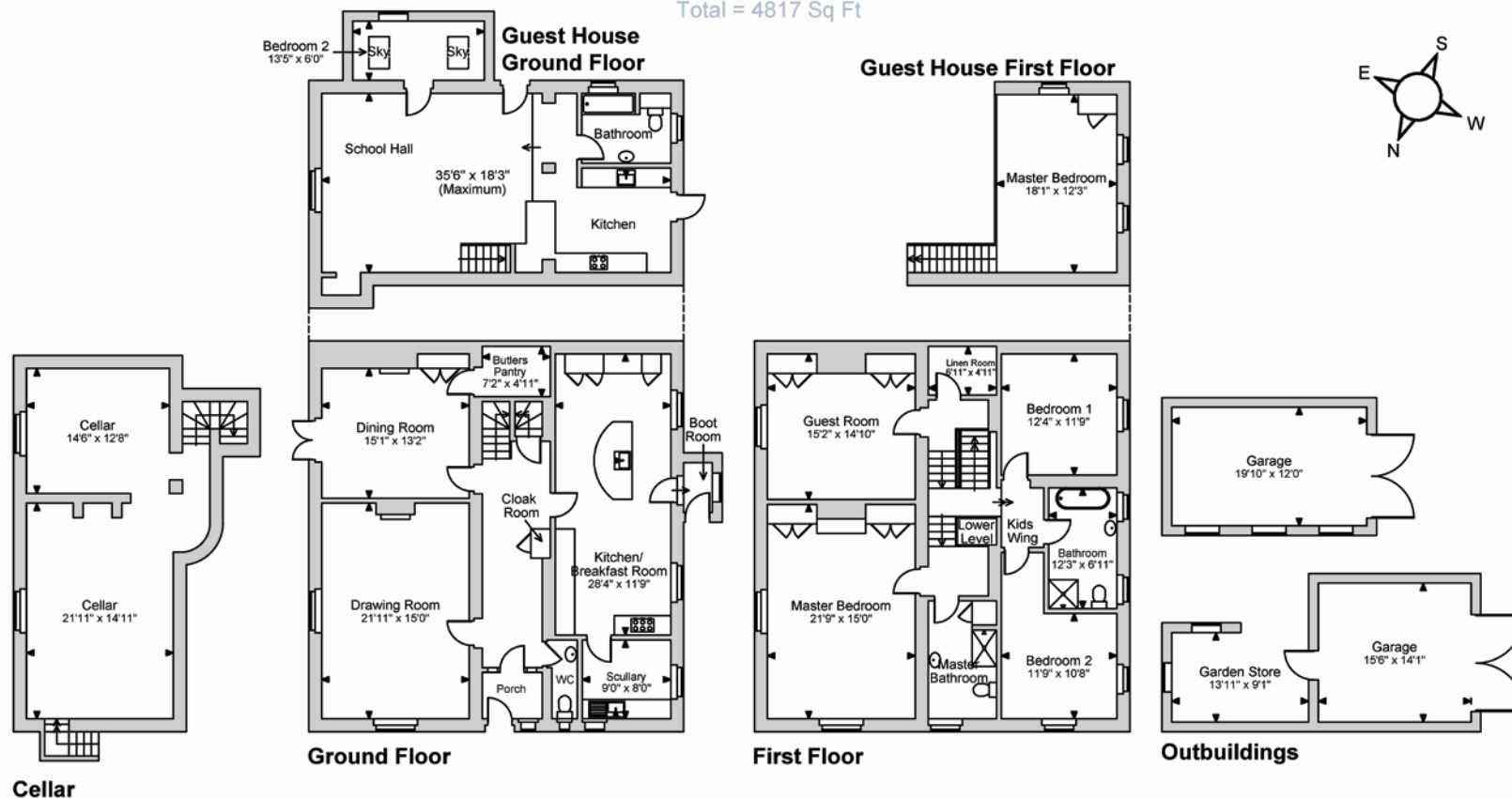
[twee.handfuls.meals](https://www.tweehandful.meals)





The Residence Kenchester, Hereford
Approximate Gross Internal Area

Main House = 3236 Sq Ft
Guest House = 988 Sq Ft
Garages = 354 Sq Ft
Outbuilding = 239 Sq Ft
Total = 4817 Sq Ft



FOR ILLUSTRATIVE PURPOSES ONLY - NOT TO SCALE
The position & size of doors, windows, appliances and other features are approximate only.
© ehouse. Unauthorised reproduction prohibited. Drawing ref. dig/8682929/OHL

Council Tax Band: F
Tenure: Freehold

Score	Energy rating	Current	Potential
92+	A		
81-91	B		85 B
69-80	C		
55-68	D		
39-54	E	49 E	
21-38	F		
1-20	G		



Agents notes: All measurements are approximate and for general guidance only and whilst every attempt has been made to ensure accuracy, they must not be relied on. The fixtures, fittings and appliances referred to have not been tested and therefore no guarantee can be given that they are in working order. Internal photographs are reproduced for general information and it must not be inferred that any item shown is included with the property. For a free valuation, contact the numbers listed on the brochure. Copyright © 2026 Fine & Country Ltd. Registered in England and Wales. Company Reg No. 03787696 Registered Office: Manning Stainton Limited, Leigh House, 28-32 St Pauls Street, Leeds, West Yorkshire LS1 2JT. Printed



Fine & Country South Herefordshire and Forest of Dean
2 Agincourt Square, Monmouth, NP25 3BT
01989 764141 | ross@fineandcountry.com

