



THE SMITHY
WALTON

Forged From History

There are homes whose past is quietly written into their character. The Smithy is one of the historic houses in the village of Walton which is the location of the world's first nature reserve. Built in the early 1800s and originally serving the village as a working smithy, this distinctive home has evolved considerably over the generations. Today, its history remains an important part of its identity, complemented by generous spaces designed for modern family life.

For its current owner, The Smithy has been home for almost 30 years. It is where he has watched his family grow up and where decades of family life have unfolded. With five double bedrooms, four reception rooms and gardens made for gathering, there has always been room for family to grow without losing the feeling of being together.

Beyond the gated entrance, a cobbled courtyard and gravelled parking area create a private approach, with the integral tandem garage providing excellent storage alongside secure parking for multiple cars.





Character At Every Turn

The traditional blue front door gives the first glimpse of the personality within. Brass detailing includes a mechanical doorbell that still works today, while the entrance hall introduces ornate coving, a ceiling rose and striking cream and terracotta checkerboard flooring.

The living and dining rooms each bring their own character. At the front, the living room looks across the cobbled driveway through generous windows. A rustic brick fireplace surrounds a wood-burning stove, creating a natural focal point beneath the high ceiling and decorative coving.

The dining room feels particularly suited to family occasions. Patterned walls, deep coving and a traditional fireplace with tiled detailing give the room a sense of warmth that suits both Sunday lunches and larger celebrations.

A separate study decorated with panelled walls provides valuable space for working from home. Its outlook towards the rear terrace keeps it connected to the garden while offering welcome separation from the main family rooms.

The Heart Of The Smithy

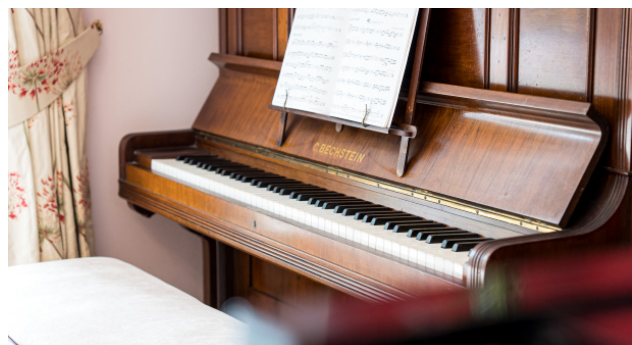
The breakfast kitchen has the reassuring character of a room that has been properly lived in. Painted Shaker cabinetry is paired with timber worktops, a Belfast sink and brass taps, while red quarry tiles bring warmth underfoot. At its heart sits a dark green AGA, set against traditional tiling and surrounded by plenty of space for a family dining table.

Tall timber pantry cupboards provide generous storage, while the adjoining utility keeps the practicalities of everyday life neatly contained. A ground floor WC completes this part of the home.



"The kitchen has always been where everyone ends up. When the family was growing up there was constantly somebody coming in, sitting at the table or seeing what was cooking on the AGA."





Beyond, the music room brings a different dimension to family life. Hardwood flooring and a high ceiling create an impressive sense of space, balanced by the warmth of a second wood-effect gas burning stove set upon a stone hearth.

Double doors open directly onto the terrace, allowing this room to become part of the garden during warmer months. It is equally appealing on winter evenings, when the fire is lit and the garden becomes a backdrop beyond the glass.

A Room Of Your Own

The principal bedroom enjoys a south-facing aspect, bringing plenty of natural light throughout the day. An extensive bank of fitted timber wardrobes provides excellent storage, while an iron fireplace surround offers another reminder of the home's period character. After almost three decades here, it is a room that has become closely tied to the rhythm of everyday life.



*"I've slept in this room for many years
and I still like how the sun comes in.
It's a lovely room to wake up in and it
has always felt like our space."*





Space To Grow

Elsewhere, the scale of the first floor makes The Smithy particularly well suited to a growing or multi-generational family. Four further double bedrooms ensure there is no compromise on space, with each offering its own character.

One of the most impressive is the vast dual aspect bedroom, currently used as a bedroom but has been used to its best potential over the years. Exposed dark timber beams rise overhead, complemented by roof lights and useful eaves storage. Its proportions give future owners considerable flexibility, whether retained as a games room or reimagined as an exceptional bedroom, creative studio or additional family space.

The remaining bedrooms include period touches such as a cast-iron fireplace, built-in wardrobes and garden views. A family bathroom with a roll-top bath and separate shower, complemented with stone tiled flooring, is joined by a separate WC and an additional shower room, providing a practical arrangement for busy mornings.





“When we first viewed the house, many years ago, our young children were completely taken with the garden and chased each other excitedly along the paths & under the trees. We have played every sport imaginable on the large lawn”



A Garden For Gathering

The connection between home and garden is particularly strong at The Smithy. Immediately outside the music room, a broad stone-paved terrace creates a natural setting for outdoor dining, summer evenings and celebrations with family and friends.

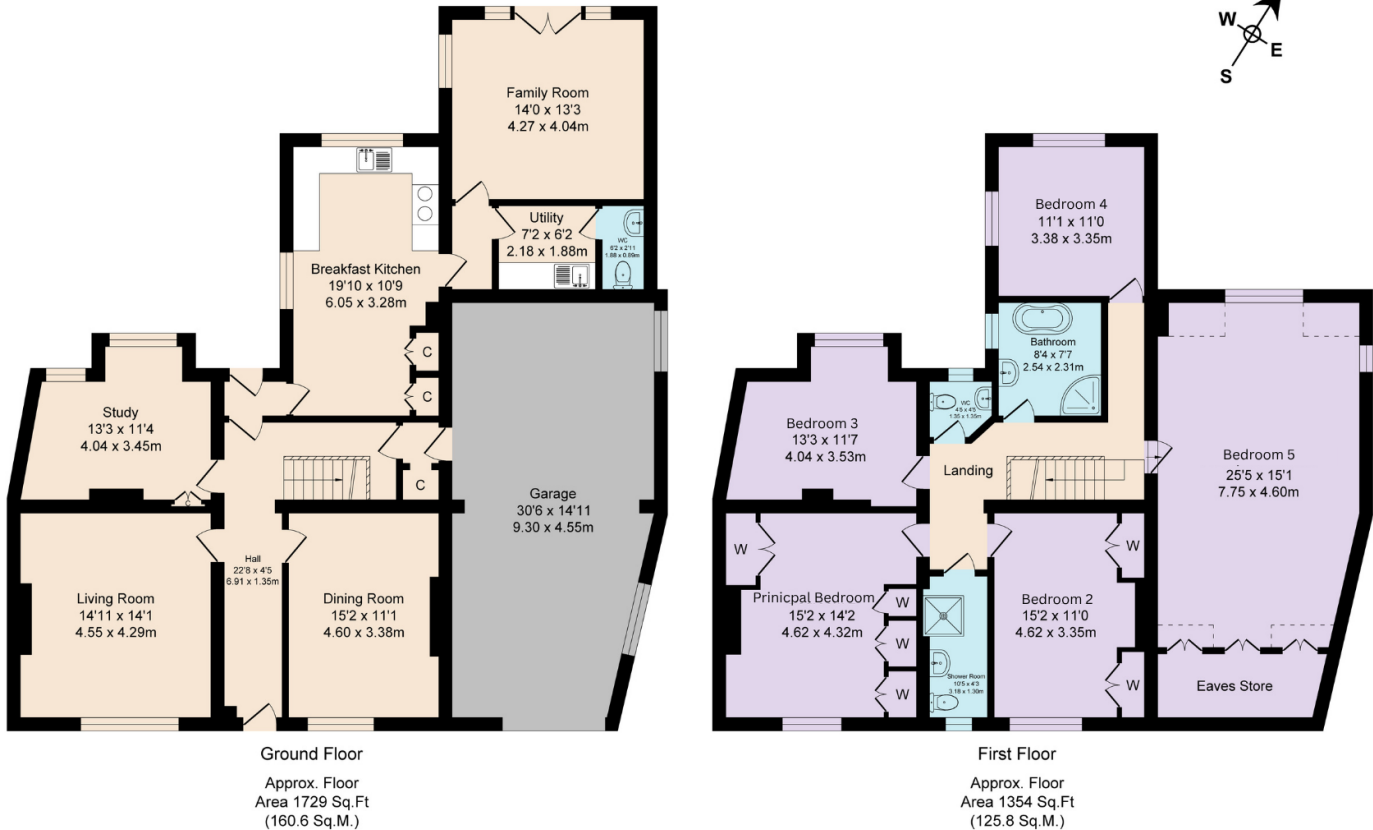
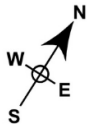
Mature trees provide privacy from neighbouring homes, while two brick pathways lead towards the lower garden. Here, a level lawn is enclosed by traditional stone boundary walls, with a timber shed providing useful storage.

Over the years, the garden has accommodated everything from everyday family life to larger occasions. Marquees have been put up on the lawn for garden parties, with plenty of room for different generations to come together.



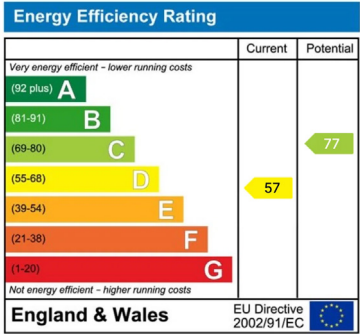
The Smithy

Total Approx. Floor Area 3083 Sq.ft. (286.4 Sq.M.)



SKETCH PLAN FOR ILLUSTRATIVE PURPOSES ONLY
All measurements walls, doors, windows, fittings and appliances, their sizes and locations, are approximate only. They cannot be regarded as being a representation by the seller, nor their agent.

Produced by Potterplans Ltd. 2026



Finer Details

- Stone built detached period family home
- 4 reception rooms
- 5 double bedrooms
- 2 bathrooms & 2 WCs
- Period features throughout
- Electric gated driveway with parking for several cars
- Integral tandem garage
- Large mature private garden
- Popular village location with local amenities & commuter links nearby
- Mains services

Ask The Owners

Where to go when you need...



SCHOOL
Walton Primary Academy
(Ofsted: Good) (5 min walk),

Crofton Academy
(Ofsted: Good) (5 min drive)



CHEMIST
Lo's Pharmacy (5 min drive)



PUBLIC TRANSPORT
Bus stop (1 min walk) providing
access to Wakefield City Centre.
Train: Wakefield Westgate Station
(12 min drive)



PLACE TO EAT
The New Inn (4 min walk)



GYM
Waterton Park Hotel & Spa
(3 min drive)



MILK
CTS Local (6 min walk)



PUB
The New Inn (5 min walk)



WALK
Haw Park Wood to Anglers Country
Park and back via the golf course



POI
Walton Colliery Nature Reserve
(17 min walk), Waterton
Park Golf Club (2 min drive)



TAKEAWAY
Capri Home Dining (14 min drive),
Golden Dragon (6 min walk)



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WHAT3WORDS: ///poster.website.stupidly



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