



Bramblewood House, Spring Lane, Alderton, Northamptonshire, NN12 7LW

HOWKINS &
HARRISON



Bramblewood House,
Spring Lane, Alderton,
Northamptonshire,
NN12 7LW

Guide Price: £1,275,000

A truly impressive and significant village home with in excess of 3,000 sq ft of accommodation on a beautiful plot of just over two and a half acres. This imposing property enjoys accommodation comprising entrance hall, cloakroom, large sitting room, dining room, study, kitchen / breakfast room, utility room, inner hallway, second study / reception room, ground floor bedroom with bathroom, generous landing, master bedroom with en-suite, three further double bedrooms and family bathroom. There is a beautiful cobbled gated courtyard providing parking for numerous cars, a double garage, landscaped rear garden with stunning views over the historic paddock, which is laid to pasture, with vehicular access on to Church Lane.

Features

- Impressive, significant family home
- In excess of 3,000 sq ft
- Two acres of historic paddock land
- Five bedrooms, three bathrooms
- Four reception rooms
- Cloakroom and utility room
- Potential for self-contained annexe
- Extensive parking & double garage
- Landscaped gardens with views
- EPC Rating: E



Alderton is a small village approx. 9 miles south of Northampton, and 10 miles north of Milton Keynes, along a road between the A5 and A508 main roads in the southwest and northeast respectively. The nearest large town is Towcester, about 3 miles north. The village is famous for the remains of an English Heritage Scheduled Ancient Monument, a Norman Castle, known locally as "The Mount", which was the subject of an investigation by the Channel 4 programme Time Team.

The nearby village of Paulerspury has a primary school with pre-school, recreation ground with play equipment, doctors' surgery, two churches, village hall and public house. A petrol station with a mini-supermarket is situated at the junction of Grays Lane on the A5. There is good access to the M1 motorway at junction 15, the M40 and train stations at Milton Keynes and Northampton offering services to London Euston with journey times of around 35 minutes and 55 minutes respectively.

Sporting activities in the area include golf at Silverstone and Whittlebury Hall Hotel & Spa, sailing at Caldecotte Lake, watersports at Willen Lake, indoor skiing and snowboarding at the Snozone, Milton Keynes, and of course motor racing at the world famous Silverstone race circuit.



Ground Floor

The grand central entrance hall has a lovely staircase rising, a cloakroom and doors off to the large, dual aspect sitting room, the formal dining room, study and kitchen breakfast room, with utility room beyond. A separate front door opens to the inner hallway providing access to the second study / reception room, bedroom and bathroom. This area could combine to provide a ground floor annexe.







Spring Lane, Alderton, Towcester, NN12

Approximate Area = 3007 sq ft / 279.3 sq m

Garage = 402 sq ft / 37.3 sq m

Outbuilding = 115 sq ft / 10.7 sq m

Total = 3524 sq ft / 327.4 sq m

For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2026. Produced for Howkins & Harrison. REF: 1424332

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First Floor

There is a lovely first floor landing, master bedroom with an expanse of fitted wardrobes and en-suite bathroom, three further double bedrooms and family bathroom.



Outside

A stone wall and double gates open into the beautiful, cobbled courtyard providing secure parking for numerous vehicles and access to the double garage. A covered passage / log store to one side gives access to the mature, landscaped rear garden, with views over the paddock and farmland beyond. Gated access leads to the paddock of approximately two acres, which is used for grazing, with significant earthworks dating back many centuries. There is a separate vehicular access on to Church Lane.





Viewing

Strictly by prior appointment via the agents Howkins & Harrison on Tel:01327-353575.

Fixtures and Fittings

Only those items in the nature of fixtures and fittings mentioned in these particulars are included in the sale. Other items are specifically excluded. None of the appliances have been tested by the agents and they are not certified or warranted in any way.

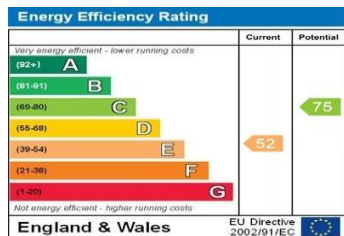
Services

None of the services have been tested and purchasers should note that it is their specific responsibility to make their own enquiries of the appropriate authorities as to the location, adequacy and availability of mains water, electricity, and drainage services. Oil fed boiler.

Tenure: Freehold

Local Authority: West Northamptonshire

Council Tax Band: H



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Land App



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50 m
Scale 1:2500 (at A4)
N

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Every care has been taken with the preparation of these Sales Particulars, but complete accuracy cannot be guaranteed. In all cases, buyers should verify matters for themselves. Where property alterations have been undertaken buyers should check that relevant permissions have been obtained. If there is any point, which is of particular importance let us know and we will verify it for you. These Particulars do not constitute a contract or part of a contract. All measurements are approximate. The Fixtures, Fittings, Services & Appliances have not been tested and therefore no guarantee can be given that they are in working order. Photographs are provided for general information and it cannot be inferred that any item shown is included in the sale. Plans are provided for general guidance and are not to scale.



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