

Slade House

Hinwick, Bedfordshire, NN29 7JB



PERFECTLY
CONNECTING
PEOPLE AND
PROPERTY







Exceptional Former Dower House – with paddock, stables and additional land

A stone's throw from the magnificent Hinwick House, to which it was once the dower house, Slade House is a beautiful, 4000 square feet, six-bedroom family home built of local stone, tiles and Welsh slate. With a superb AGA kitchen, extensive parking and garaging, over an acre of land surrounding the house and another four acres of paddocks available, not to mention a quaint little 'chapel' in the garden, it's no wonder that this is the first opportunity in over three decades to own this historic home.

Its grade II-listing dates Slade House, along with the attached Jetty Cottage, to the late 17th century with Victorian extensions, yet there is some evidence of late 16th century origins, which would make it one of the oldest of the gorgeous stone homes in the North Bedfordshire hamlet of Hinwick. The hamlet lies a short walk away from the lovely village of Podington, its garden centre, popular primary school, and its 13th century church of St Mary, where Richard Orlebar, who owned Hinwick House and lived at Slade House in his latter years, is buried.

Hinwick lies in the heart of beautiful walking country, less than four miles equidistant of Rushden, with its Waitrose supermarket and Lakes shopping centre, and Harrold village with its Co-op and post office. Just six miles away is Wellingborough, its highly thought of private school and fast trains to London in 45 minutes. You can reach the capital more quickly still from the county town, 13 miles away, and there are good, accessible road networks. Travelling from Slade House is easy, but what a place to come home to.



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AT A GLANCE

- Grade II-listed
- 6 Bedrooms, including main bedroom with shower room, Guest bedroom and 4 other double bedrooms over two floors
- Landing, with sitting area and further shower room
- Kitchen/Breakfast room, with oil-fired AGA, double Belfast sink, built-in microwave, bin system, integrated dishwasher and family-sized refrigerator
- Utility room, with Belfast sink, space for freezer, laundry appliances and oil-fired boiler
- Study
- Boot room, with separate cloakroom
- Snug, with woodburning stove
- Sitting room, with inglenook and woodburning stove
- Dining room, with open fire set into stone surround
- Entrance Hall, with sitting area and separate loo
- Workshop (with access to separate store from other side), stables (one used as bin and log store) and tack room
- Open stone barn (used for entertaining) and timber summerhouse (used as gym)
- 'The Chapel', with fireplace
- Extensive driveway parking and garaging
- Paddock and gardens – approx. 1.1 acres – with further 4 acres of paddocks away from property, separately available

FURTHER FACTS & FIGURES

- Full fibre 900 internet connectivity
- Wellingborough Railway Station: 6 miles – fast trains to London St Pancras: 45 minutes
- Council tax band, Bedford Borough Council: G
- Christopher Reeves Primary School, Poddington: 0.5 miles / Sharnbrook Academy and 6th form: 6 miles
- Wellingborough Private School: 6 miles



Few homes arouse such a sense of well-being as Slade House. Maybe it's the space, outside and inside, the verdure and nature all around you, the light that pours through large windows into the many beautiful rooms, and the impeccable finish of the home. But it must also have something to do with the privilege of living in a home steeped in history, one linked to one of the finest houses in the Country.

Follow in the footsteps of generations of families, not least the Orlebar family that has played such a part in hundreds of years of Hinwick history, with each room of your new home having a story to tell. It's fascinating to think of how Slade House has evolved, from humble beginnings when the front door was where the French doors of the sitting room are now and cooking might have been in the inglenook fireplace which now gives that lovely room such a cosy feel, and when other kitchen tasks and storage might have been carried out in the cellar, an exciting room in which an elderly Hinwick habitant recalls playing as a child.

The Sunday roast will now come from the wonderful AGA, prepared on beautiful marble working surfaces, or on the superb, slate slab of the island, everything to hand from the larder cupboard and the deep drawers of the lovely in-frame, painted English oak furniture, the family gathered around the kitchen table, French doors flung open in summertime to the garden terrace.

There's a room for everything downstairs, including a study to escape to, a super snug with stylish woodburner, a delightful hall, and a dining room for dinner parties in front of a roaring log fire. Can you imagine a more welcoming home to which to invite friends? And, since they're sure to want to stay overnight, what better than to have a plethora of lovely bedrooms to choose from.









Everywhere, there's something on which to feast your eyes - lovely old doors and door furniture, gorgeous travertine and terracotta, flagstones and original, wide oak floorboards underfoot, beautiful beams overhead, and a staircase with 18th century balusters that have come from Hinwick House.

Take a moment to appreciate the design of the staircase, not only for its historical features but for its reversed position, creating space as you come through the front door, and its gentle incline making it a joy to climb. And it's a joy to reach the lovely landing too, with its tall ceiling and peaceful spot to lose yourself in the latest bestseller, the equally lovely bathroom, with its claw-foot bath and space to sit, and of course the bedrooms, all spacious, all with huge character, and all with a delightful outlook, not least those on the top floor, which might well prove to be a magnet for younger members of the family.

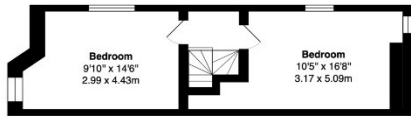
It's not just the far-reaching countryside views from bedroom windows, it's the wonderful gardens.

Gardens for children to play in, to hide in, to pick their own apples, pears and cherries. Gardens for relaxing, not least under the majestic maple, where it's impossible not to drop a stone into the old well, and where you're serenaded by beautiful birdsong. And gardens to entertain in, whether on the lovely terrace amongst the olive trees, on the lawns surrounded by silver birch and ancient ash or, watched over by the beautiful Scots Pine, in the open barn strung with lamps as the natural light goes down.

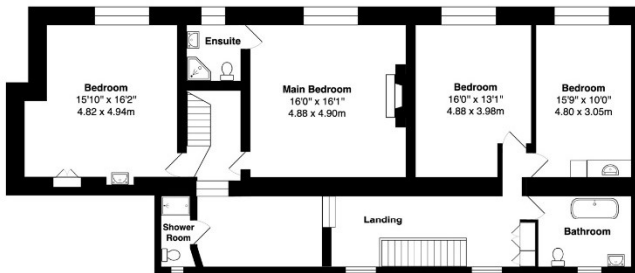
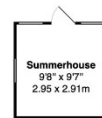
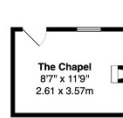
Oh, and gardens, part of which transforms effortlessly into a paddock for your horses, with stables and tack room on hand. And if you decide to take the four acres of paddocks a short walk away, it's not just the horses but the children who will love you for it - a unique spot surrounded by naturally sown hedging and an exciting copse in which to build dens, where no buildings are visible, and to where youngsters can disappear day and night in perfect safety. Slade House is a truly special family home – now all you must do is decipher the beam stencils in the old chapel.

Additional land available

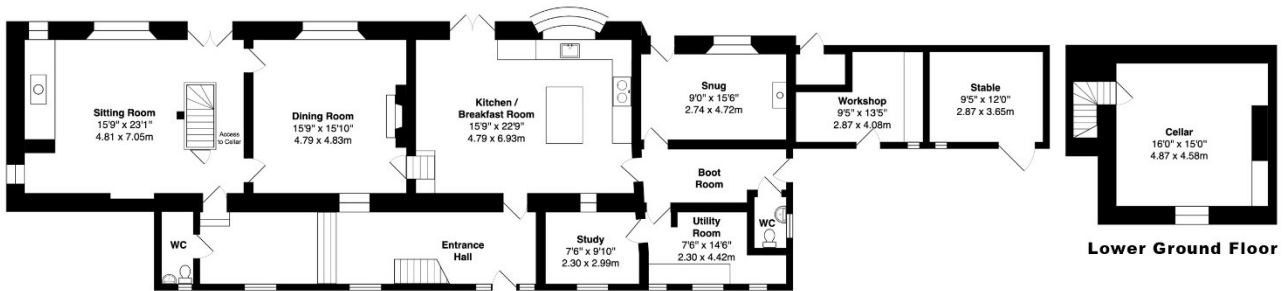
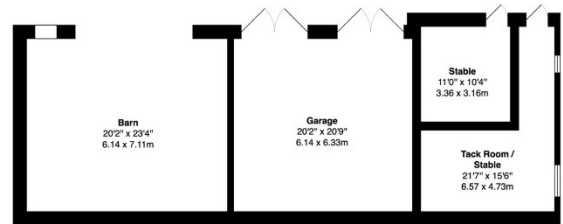




Second Floor



First Floor



Lower Ground Floor

Total Area: 5584 ft² ... 518.8 m² (Excluding Summerhouse, The Chapel)

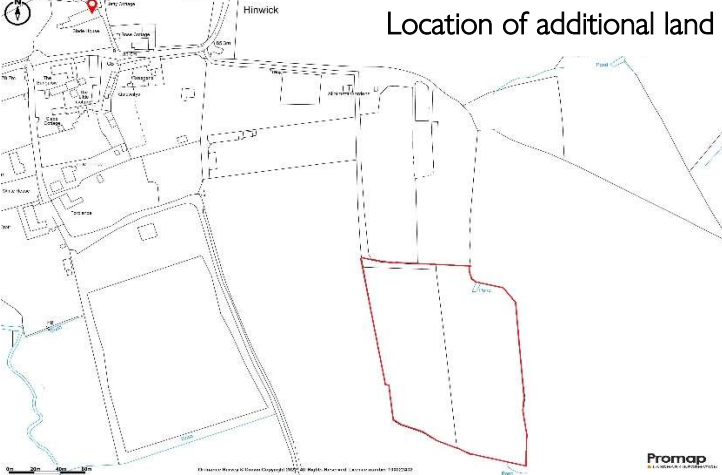
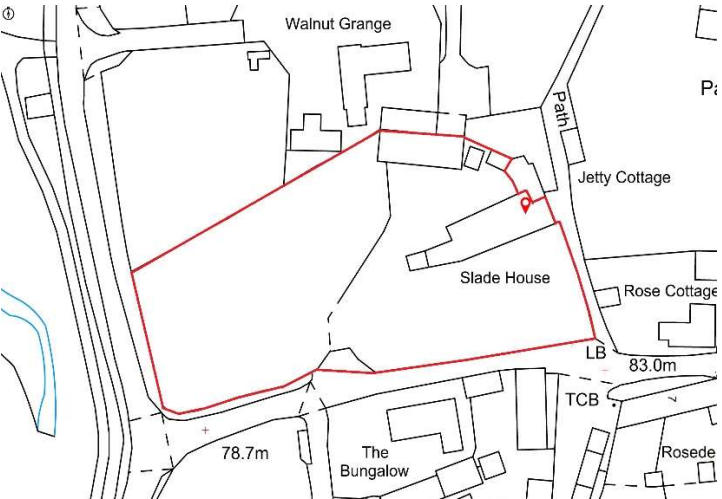
Total Area Excluding Barn, Garage, Tack Room, Stables, Workshop: 4068 ft² ... 377.9 m²

This brochure, including the boundary and floor plans (not to scale), is a guide only and nothing within it forms part of an offer or contract. All dimensions are approximate.



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To discuss this unique home or one you wish to sell, please contact us.

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