

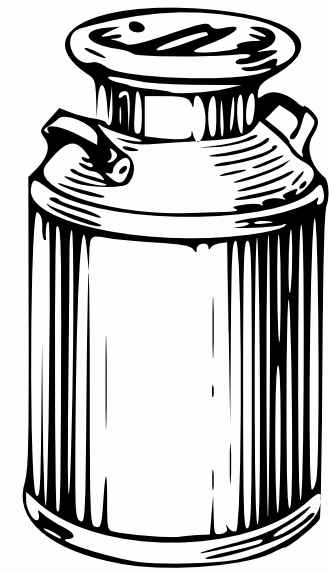


The Old Dairy

NORTH STAINMORE



# THE OLD DAIRY



Nestled in the heart of the picturesque Upper Eden Valley, The Old Dairy offers a unique blend of rural charm and modern convenience. This beautifully converted dairy, located near the village of Brough and town of Kirkby Stephen, boasts an abundance of character with its original stonework, exposed beams, and spacious interiors. The property features four double bedrooms, three with en-suite, a study/office, a large, welcoming living area with a wood-burning stove, and a well-appointed kitchen perfect for both casual dining and entertaining.

The panoramic countryside views from the property create a sense of peace and serenity, making it an ideal retreat from busy life.

Set on a generous plot of 0.33 acres, the outdoor space includes a private garden, perfect for relaxing or gardening, and parking for several vehicles. This incredible home also comes with 19.49 acres of land which is a haven for nature, with easy access to scenic walking trails and the stunning landscapes of the North Pennines National Landscape, Yorkshire Dales and Lake District National Parks.

With access to hyperfast gigabit broadband, operating a business or working from home can be achieved within a charming residence, perfect for those seeking a countryside lifestyle without compromising on comfort or flexibility. Offering you a rare opportunity to own a piece of the area's history. With its idyllic location, The Old Dairy is truly a gem waiting to be discovered.



 lunevalley  
ESTATES.

Property Type:

*Detached*

Square Footage:

*3256 sqft*

Council Tax Band:

*E*

EPC Rating:

*C*

Tenure

*Freehold*

*Take a closer look...*



# Why North Stainmore?



THE OLD DAIRY IS LOCATED IN THE RUGGED MOORLAND LANDSCAPE OF STAINMORE (OR “STONY MOOR”), SITTING QUIETLY IN A DALE, 300 FEET BENEATH THE A66, WITHIN THE UPPER EDEN VALLEY. IT IS SITUATED IN AN ACCESSIBLE BUT REMOTE AREA OF THE ENGLISH CUMBRIAN NORTH PENNINES, NEAR THE COUNTY BORDERS OF DURHAM AND NORTH YORKSHIRE.

STAINMORE IS CROSSED BY THE A66 TRANS-PENNINE ROAD, WHICH FOLLOWS THE ROUTE OF AN OLD ROMAN ROAD. SEVERAL ROMAN FORTIFICATIONS ARE IN THE VICINITY. IT IS NOTORIOUSLY THE SITE OF THE BATTLE OF STAINMORE, WHERE ERIC BLOODAXE, THE LAST KING OF NORTHUMBRIA, WAS SLAIN IN 954 AD.

THE PROPERTY IS CLOSE TO THE VILLAGE OF BROUGH AND THE TRADITIONAL MARKET TOWN OF KIRKBY STEPHEN, WHERE YOU CAN FIND CAFES, RESTAURANTS, PUBS, AND LOCAL ARTISAN SHOPPING.

# North Stainmore





PARKING



GARDEN



THE OLD DAIRY PLOT IS APPROXIMATELY 1/3 ACRE. IT INCLUDES THE MOST DELIGHTFUL TIERED GARDEN, WHERE MATURE FRUIT TREES BEAR THEIR OFFERINGS, AND ANCIENT TREES OFFER PROTECTION FURTHER BACK INTO THIS QUINTESSENTIAL COTTAGE LANDSCAPE. AN ELEGANT SUMMER HOUSE GIVES INCREDIBLE VIEWS AND CAN BE ACCESSED VIA THE DECKED WALKWAY FROM THE LOUNGE. TO THE LEFT IS A LARGE POLYTUNNEL AND STEPPED VEGETABLE GARDEN WITH BOREHOLE-FED IRRIGATION, PERFECT FOR GROWING HOME PRODUCE.

THE GARDENS OF THE OLD DAIRY WILL CAPTURE THE SOUL WITH SPRING BLOOMS THAT TURN TO SUMMER COLOUR AND THEN THE AUTUMNAL FIRE OF GOLD AND RED, PROMISING INTEREST ALL YEAR ROUND.



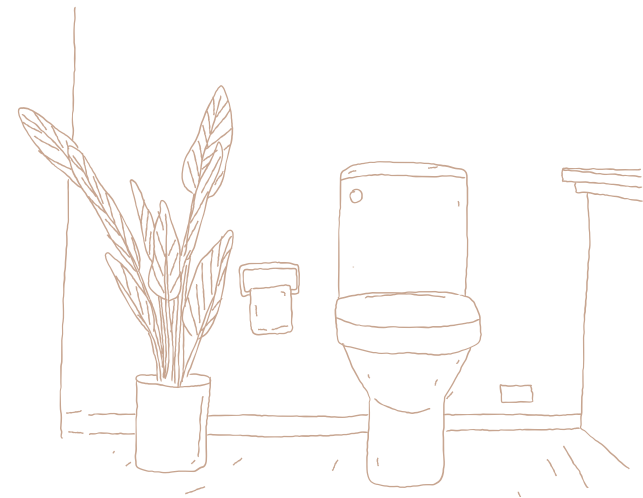


Zzz... 9000









# WHERE CAN I FIND...



The Closest Primary School?

Brough Community Primary School is just a short 4.4 miles away!



The Local Shop?

Brough Village Stores is just 4.4 miles from your doorstep. Great for those essentials!



A Delicious Meal?

The Wildling and its delicious menu await only 4.4 miles away!



Somewhere Nice to Walk the Dog?

There are plenty of walks on your door step to enjoy with or without your four legged friends!



A Refreshing Pint?

The Bay Horse at Winton is just a 10 minute drive away, and serves a great pint!

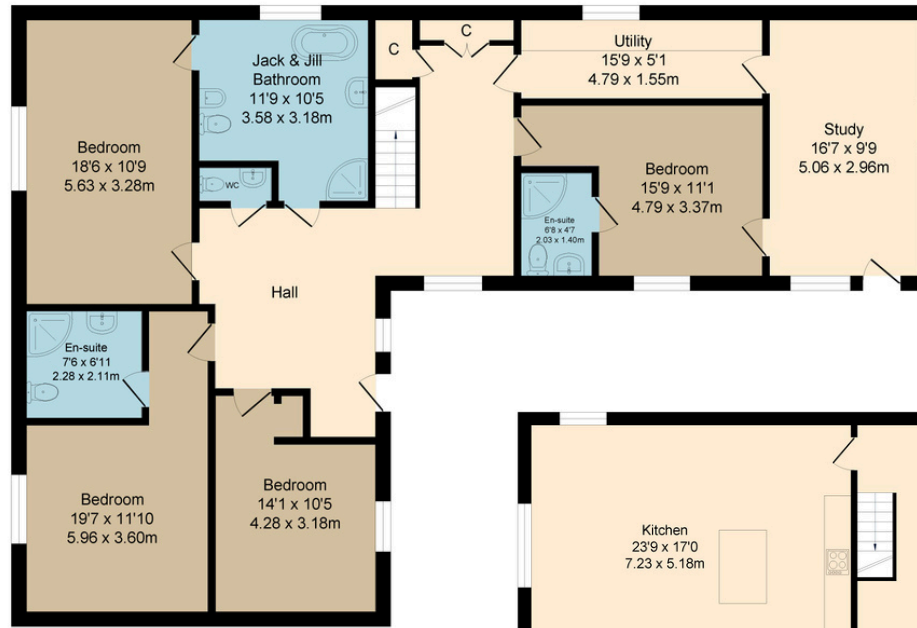
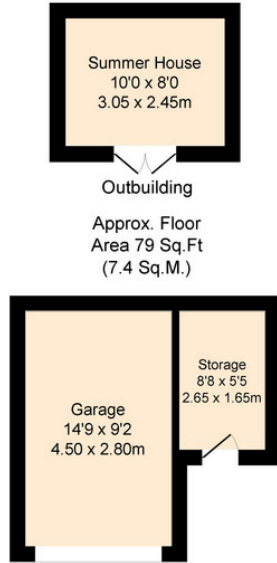
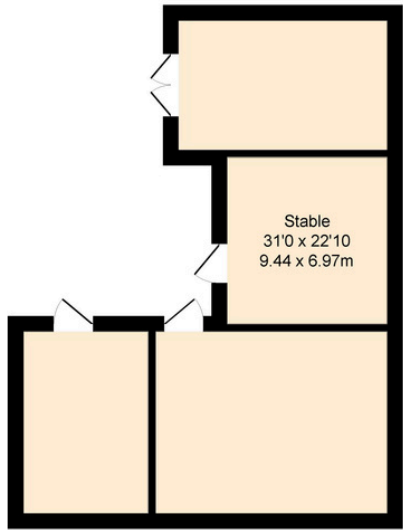


Your Local Property Experts?

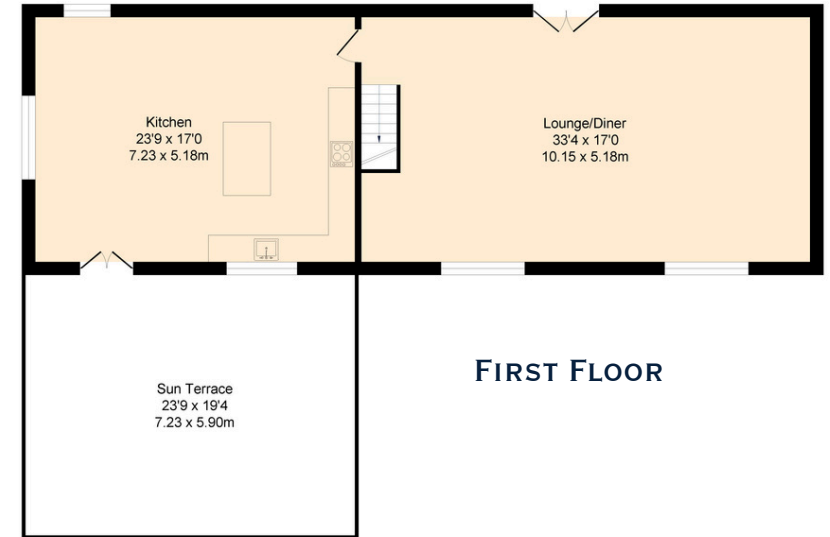
Our office is a 15 minute drive away - pop in to say hello, anytime!







**GROUND FLOOR**



**FIRST FLOOR**

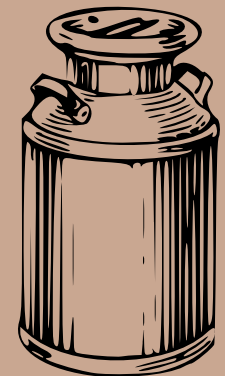


**Total Floor Area: 3256 sq.ft (302.6 sq.m) approx.**

Ground Floor: 1464 sq.ft (136 sq.m) approx.

First Floor: 1045 sq.ft (97.1 sq.m) approx.

Whilst every attempt has been made to ensure the accuracy of this floorplan, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.





The Old Dairy, Borrenthwaite Hall, Kirkby Stephen, CA17 4EU

 [///reshaping.shine.slack](https://reshaping.shine.slack)



01768 349000 | [katrina@lunevalleyestates.com](mailto:katrina@lunevalleyestates.com) | [www.lunevalleyestates.com](http://www.lunevalleyestates.com)