



rare!

From Sanderson Young



Rainton House
Middle Rainton, Durham



Rainton House, Middle Rainton, Durham DH4 6PJ

Price Guide: Offers over £1 Million

We are delighted to offer for sale this magnificent, stone built, detached family home which has been beautifully cared for and maintained by the current owners over the last 30 plus years. Originally constructed in the 19th century as a rectory, this exceptional property has a great deal of character with spacious rooms, high ceilings, decorative covings and panelling and extensive views over surrounding countryside. Rainton House had some of the very best interior design and fittings added to it, approximately 15-20 years ago, and since that time has been very well kept and maintained. The property occupies a mature garden site extending to approximately 1.7 acres and has stunning manicured grounds surrounding, which contrast between old English country gardens and more modern Italian contemporary gardens. The grounds have been very well kept and maintained by a full time gardener and are very private, hidden behind large stone walls, with electrically operated double gates connecting from the local road. The entrance drive leads into a beautiful courtyard with parking for many cars and access into a large, four car garage, ideal for garage or workshop, with magnificent storage space. The property has a number of external garages and stores within its grounds. The carefully presented terraces and patios give a number of options for al fresco dining and relaxation throughout the day. There is a paddock available by separate negotiation.

Spacious entrance leading from a beautiful wooden panelled door through to the vestibule and reception lounge and hall | Cloakroom/wc | Formal drawing room | Dining room | Magnificent conservatory/garden room with stunning views over the rear terraces | Snooker room | Study | Kitchen/breakfasting room, extremely well equipped and fitted | Second kitchen | Laundry room | Cellars | Five bedrooms with superb views over the gardens and grounds, four with en suite bathrooms | Family bathroom

Rainton House is located between East and West Rainton and is close by to the internationally acclaimed Ramside Golf Course, with its newly opened spa and leisure facilities, which has a tremendously high reputation in the region. The property is easily accessible to the local road connecting into the cathedral city of Durham, with its stunning architecture and internationally acclaimed university. The A1(M) is only a short distance away and links easily into Newcastle to the north and Leeds and York to the south. The house is only a short distance away from the A19 which links into Teesside, Middlesbrough, and close by to Sunderland, and has convenient accessibility to all of the main conurbations in the region.

Rainton House is a beautiful home and we encourage prospective buyers to act quickly in their potential interest in the sale of this house. All viewings are strictly by appointment only and through the joint selling agents of Sanderson Young and Chris Stonock of Your Move.

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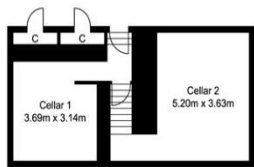




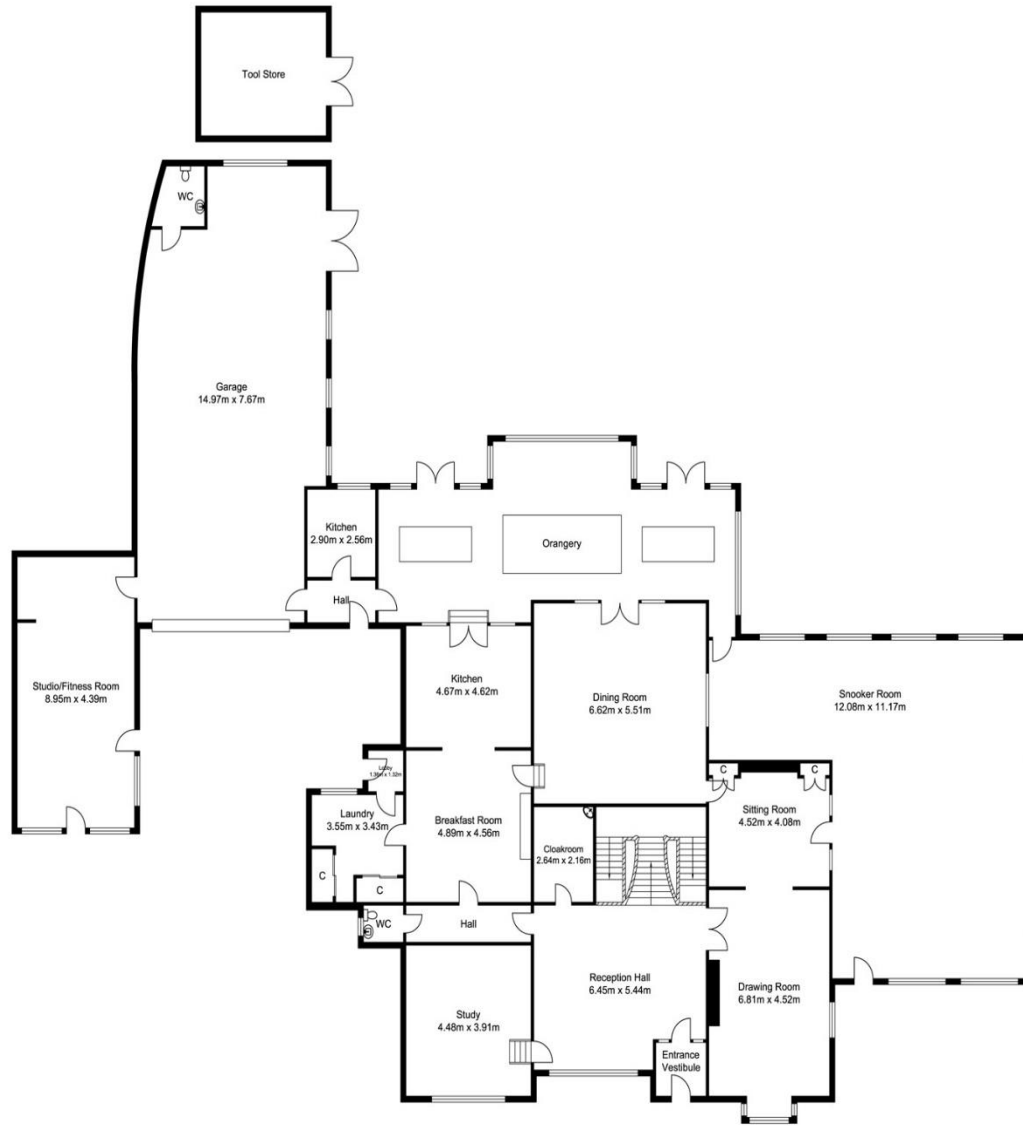




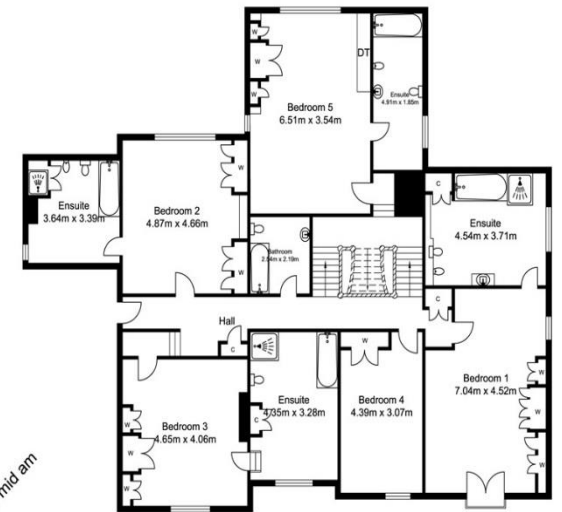
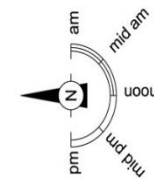




Cellar
Approximate Floor Area
(30.27 sq.m)



Ground Floor
Approximate Floor Area
(399.62 sq.m)



First Floor
Approximate Floor Area
(228.49 sq.m)

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All confidential enquiries to the Joint Agents:

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