



EH

EXQUISITE  
HOME



## AN OASIS OF CALM

This amazing home is one of a kind; a serene and tranquil oasis of calm in a perfect location.





**H**erringswell Manor is built on land originally owned by the Abbot of Bury St Edmunds. The Grade II listed Manor House, built in Tudor style, was constructed in 1901 with beautifully laid out parkland style gardens and grounds that were popular in this period. Since it was sold in the mid-nineteen sixties, the estate has gone through several alterations and is now a collection of private residences in the unspoilt gardens. Sitting in the heart of the estate is this remarkable and unique property, which is part of a former Buddhist temple. It was the monks of the Shi-Tennoji Japanese School, which occupied the estate for a number of years, who added the temple in 1985. Workmen were brought from Japan to build it. The Temple enjoys the delightful grounds and serene atmosphere of a secluded, private location; it is a complete one-off.

The present owners bought their house in 2017, attracted by the incredible amounts of light and space within and the stunning location in appealing grounds. Since moving in, they have replaced the kitchen, laid a maple floor in the open plan living room and fitted thermal cellular blinds at the windows.

There is parking for two cars in front of the house, which is approached via a paved path. The entire site is reached through security gates leading on to an impressive tree-lined driveway. The temple was built to be strong and functional and features a beautiful Japanese copper roof which has turned a mellow green with verdigris. The sweeping roof, so typical of this style of building, forms a natural shelter over the frontage. The glass and wood front door and additional windows allow natural light to pour into the pretty hallway with its pale tiled floor, useful understairs cupboard and compact cloakroom.



*“The hallway opens into the simply stunning open-plan living space with its supporting wooden beams and entire back wall composed of sliding doors, allowing sunlight to stream through.”*



The staircase fans enticingly around the corner to the upstairs landing, providing a contrast to the open feel of the rest of the ground floor. The charm of this remarkable building lies chiefly in the sensitive transformation from a temple into private dwellings and in the vast amounts of light which pour in to its spacious and airy interiors. It has striking wooden beams throughout, with soaring twelve-foot-high ground floor ceilings.

The hallway opens into the simply stunning open-plan living space with its supporting wooden beams and entire back wall composed of sliding doors, allowing sunlight to stream through. The owners have loved living here. The living area, with its wooden floor and view of the garden, is a beautiful, calm space for their yoga practice. Incredibly, they found they could even enjoy keeping fit by running around the entire ground floor during lockdown. They adore the light and space and the fact that it is so easy to maintain and keep clean. It is the ideal house for entertaining, with gatherings spilling out on to the enchanting west-facing deck at the back of the house and visitors are always transfixed by the serene and airy beauty which greets them as they enter. The owners never forget that their home was constructed as a holy building and have honoured the Japanese ethos with simple, neutral decoration and thoughtful arrangement of their belongings.

The elegant black and white kitchen opens directly off the living area and is a beautiful and functional space with its high gloss white cabinets, black Corian and heat-proof stone worktops, induction hob, integrated electric oven and microwave, stainless steel extractor hood, and low-decibel integrated appliances (dishwasher, two fridge freezers and a washer/dryer). Cleverly and thoughtfully designed for maximum storage and practicality, it is streamlined and beautiful. The owners love cooking in the space which has been perfectly designed for keen cooks.



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### *Airy First Floor*

The tranquil atmosphere and space and light continues on the first floor where a large landing is currently being used as a library and accommodates an attractive wardrobe. The three double bedrooms all feature sturdy wooden beams and sloping roofs. The principal bedroom benefits from a sleek en suite shower room and along with the adjacent bedroom enjoys the evening sun streaming in through the windows, ideal for sunset watching. The front bedroom catches the morning sun and the owners use it as a comfortable winter sitting room or office. The smart three-piece family bathroom has a bath with shower over, smart, crisp and elegant in design.

### *West-Facing Deck and Stunning Communal Grounds*

As if the remarkable architecture, versatile light-filled interiors, and perfect location were not enough, this unique home also features a low-maintenance deck looking out over a large pond where carp gently swim amongst water lilies. The owners love to sit here and watch the multiplicity of wildlife including toads, bats, owls, herons, damsel flies, woodpeckers and even, recently, delightful visits from a kingfisher. The sun falls directly on the deck from late morning onwards, making it the perfect place for al fresco dining and evening drinks. The lovely grounds are filled with mature trees, the Japanese acers continually changing colour throughout the seasons with their delicate foliage. The community suits all ages and is supportive and friendly.







# LOCATION

## Beautiful West Suffolk

West Suffolk is blessed with stunningly beautiful countryside, many pretty villages and an open pastoral landscape, but at the same time is remarkably well connected by road links with the A14, A143 and A134 nearby. Trains connect passengers with regular, fast services into London, making West Suffolk the ideal part of the county for commuting.

## Calm and Serenity on a Secluded Estate

Thirteen miles northwest of Bury St Edmunds and nine miles northeast of Newmarket is the pretty little village of Herringswell. For such a small settlement, it is extremely well-connected with Ickworth House and gardens, Wicken Fen and Anglesey Abbey, all run by the National Trust, around a twenty-five-minute car drive away, while Wimpole House with its stunning grounds, folly and farm is forty minutes by car. Cambridge is a thirty-minute train journey away from nearby Kennett, while fast trains to London Liverpool Street and Kings Cross run from Cambridge and Cambridge North stations. Norwich with its historic cathedral and wonderful shopping is just an hour's drive away.



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EH

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Regional Office: Exquisite Home, Valley Lane, Wherstead, Ipswich, Suffolk, IP9 2AX  
T +44(0)3455 651681 E enquiries@exquisitehome.co.uk

[www.exquisitehome.co.uk](http://www.exquisitehome.co.uk)