

The Keppel Suite

Rangemore Hall, Rangemore, Burton upon Trent, Staffordshire, DE13 9RH



Elegant



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A magnificent and grand second floor apartment within the principle part of historic Grade II listed Rangemore Hall, set within landscaped parkland extending to approx. 16.5 acres, including woodland and lakes.

The elegant, grandly proportioned accommodation retains many architectural features both internally and externally which justify the Grade II listing and comprises; Entrance Hall with lift and stairs to second floor landing, Entrance Hall, Reception Hall, Large Walk in Store, Superb Drawing Room with recently installed light oak panelling, 'Clive Christian' Fitted Breakfast Kitchen, Laundry Room and Cloaks/w.c, Library with stained glass roof light and fitted bookshelves, Master Bedroom with Luxurious Fitted Bathroom, Guest Bedroom Two, En Suite Shower Room.

Guide Price

£550,000



Rangemore Hall has a rich and interesting history and the building we see today was largely rebuilt in 1850 by Michael Thomas Bass. Later, Lord Burton added the Edward VII wing for the visit of King Edward VII and in the 1990's the Hall was redeveloped into 7 elegant private apartments, one of which is the Keppel Suite.

Occupying an excellent strategic rural location, The Keppel Suite is within reach of both Burton upon Trent and Lichfield along with excellent schools and the FA Centre at St. George's Park.

The A38, A50, M1 and M6 are all within reach in addition to East Midlands Airport, Birmingham Airport and Manchester Airport.







Floor Plan Clause

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, 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. Made with Metropix ©2015

Agents' Notes

These particulars do not constitute an offer or a contract neither do they form part of an offer or contract. The vendor does not make or give and Messrs. John German nor any person employed has any authority to make or give any representation or warranty, written or oral, in relation to this property. Whilst we endeavour to make our sales details accurate and reliable, if there is any point which is of particular importance to you, please contact the office and we will be pleased to check the information for you, particularly if contemplating travelling some distance to view the property. None of the services or appliances to the property have been tested and any prospective purchasers should satisfy themselves as to their adequacy prior to committing themselves to purchase.

Measurements

Please note that our rooms sizes are now quoted in metres on a wall to wall basis. The imperial equivalent (included in brackets) is only intended as an approximate guide.

Tenure

Leasehold. 999 years from 1985. Service charge applies, please contact agent for full details.

Services

Mains water and electricity are believed to be connected to the property but purchasers are advised to satisfy themselves as to their suitability. Drainage is to a private sewage.

Local Authority

East Staffordshire Borough Council

Useful Websites

www.environment-agency.co.uk
www.coal.decc.gov.uk
www.eaststaffsbc.gov.uk
www.eaststaffsbc.gov.uk/planning

JGA/100415
 JGC/170415
 PMS/KLT/T0312



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