

Cleatham Hall

Cleatham DN21 4JS

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Cleatham Hall
Cleatham DN21 4JS
Guide price: **£1,800,000**

Cleatham Hall stands proudly amidst approximately nine acres of North Lincolnshire's serene countryside. This imposing country house, originally a plain Georgian box, was transformed in 1855 into the elegant Palladian style.



Currently operating as a boutique hotel, Cleatham Hall offers a unique opportunity to continue as a hospitality venue or be converted back into a grand family home, subject to planning permission. Its location provides easy access to the charming villages of Scotter and Messingham, with excellent transport links via the A15 and M180.



The ground floor of Cleatham Hall features a welcoming reception hall, a cosy sitting room, a bar, and dining room. The winter kitchen and commercial kitchen cater to all culinary needs, whilst the cellar and cloakrooms add to convenience and storage. The orangery was added by the current owners as part of their complete renovation of the property in 2015 and offers a bright and airy space to relax. The first floor continues to impress with a master bedroom that includes an ensuite, along with five additional bedrooms, each boasting ensuite facilities.

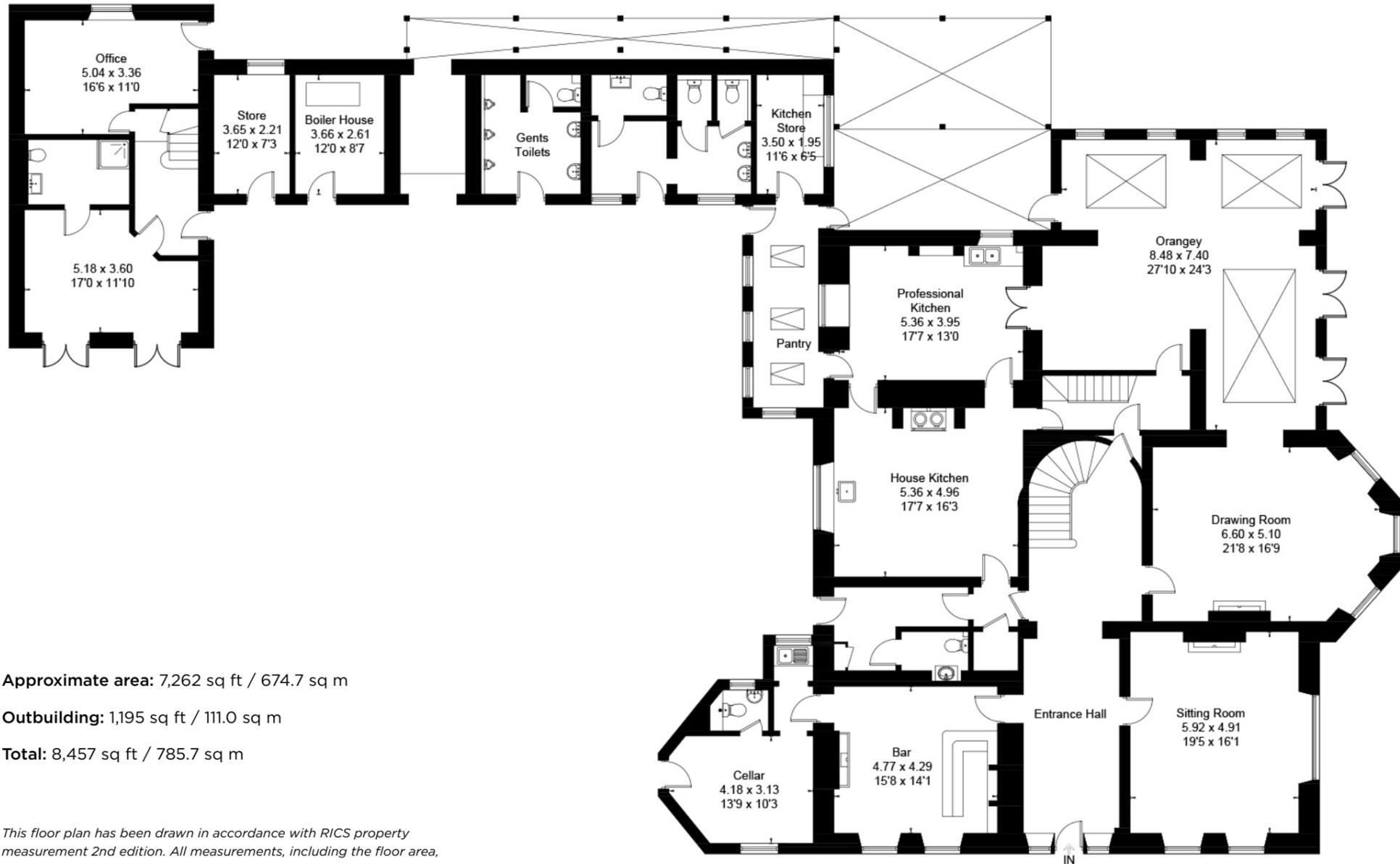


Externally, Cleatham Hall is equally impressive. The property includes a toilet block and storage housing the boilers, with links to the North Wing. The North Wing itself comprises three bedrooms, all with ensuite facilities, and a generous reception room, providing ample space for guests or family members. The estate also features a double garage and separate laundry facilities, ensuring practicality alongside luxury.

The grounds of Cleatham Hall are a true highlight, with a sweeping drive leading to the main residence.

Landscaped lawn gardens surround three sides of the house, with the most stunning lawn extending from the main entrance, framed by mature trees and offering breathtaking views over the surrounding farmland. The gardens are further defined by mature trees, with additional paddock grounds making up around six acres, providing a perfect blend of beauty and functionality.

Cleatham Hall is a rare opportunity to own a piece of history.



Ground Floor



First Floor

Approximate area: 7,262 sq ft / 674.7 sq m
 Outbuilding: 1,195 sq ft / 111.0 sq m
 Total: 8,457 sq ft / 785.7 sq m

This floor plan has been drawn in accordance with RICS property measurement 2nd edition. All measurements, including the floor area, are approximate and for illustrative purposes only.

(Not Shown In Actual Location / Orientation)





Key points

- Excellent location
- Recently refurbished
- Orangery
- Six to nine bedrooms with ensembles
- Nine acres of land
- Detached period property
- Sweeping drive
- Landscaped gardens
- Breathtaking views

For more information please contact

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