



THE OLD SCHOOL
Wilton Village, Redcar



GSC GRAYS
PROPERTY • ESTATES • LAND

THE OLD SCHOOL

WILTON VILLAGE, REDCAR TS10 4QX

THIS SUBSTANTIAL, GRADE II LISTED, FOUR BEDROOM DETACHED FORMER VILLAGE SCHOOL IS FULL OF CHARACTER FEATURES. LOCATED IN THE IDYLIC AND EXCEPTIONAL WILTON VILLAGE, THE PROPERTY ENJOYS GLORIOUS, PRIVATE WALLED GARDENS AND GROUNDS OF AROUND A THIRD OF AN ACRE.

Accommodation

Entrance Vestibule • Reception Hall • Living Room • Garden Room
Dining Room • Family Kitchen and Breakfast Room • Study
Master Bedroom Suite with Luxurious En Suite Bathroom
Three Further Double Bedrooms • Family Bathroom

Externally

Gorgeous Private Walled Gardens • Further Large Lawned Garden
Variety of Patio Areas • Gated Gravel Driveway for Multiple Vehicles
Oversized Garage with Integral Workshop (Currently Used as a Gym)
Brick-Built Workshop and Tool Store
High Specification Timber Summerhouse with Mains Electric



GSC GRAYS

PROPERTY • ESTATES • LAND

5 & 6 Bailey Court, Colburn Business Park,
Richmond, North Yorkshire, DL9 4QL

Tel: 01748 829217

www.gscgrays.co.uk

richmond@gscgrays.co.uk





Situation and Amenities

Wilton is an extremely well-regarded historic and idyllic village, noted for its golf course, the parish church of St. Cuthbert and the 19th century mansion house, Wilton Castle, which was built on the site of a medieval castle. It is situated 2.5 miles from the seaside town of Redcar whilst the popular seaside town of Saltburn, a few miles further south, has several schools, bars, restaurants, retail outlets and a bustling High Street.

Redcar 2.5 miles, Saltburn 6 miles, Middlesbrough 7.3 miles, Stokesley 10.6 miles, Darlington 22.6 miles (distances are approximate). Excellent road links to the A19, A66 and A1 providing access to Teesside, Newcastle, Durham, York, Harrogate and Leeds. Direct train services from Northallerton and Darlington to London Kings Cross, Manchester and Edinburgh. International airports: Teesside International, Newcastle and Leeds Bradford.

The Old School

The Old School dates back to circa 1854 and stands handsomely in a substantial plot of 0.36 acres. Converted to residential use in 2001, the property has been thoughtfully extended and reconfigured by the current owners to provide a high specification, four double bedroom home that caters for modern family living whilst retaining all of the character that makes it so special.

The specification of The Old School is exceptional with zoned under-floor heating to the majority of the ground floor, a modern, fully fitted kitchen, luxurious bathrooms and attention to detail across all the fixtures and fittings.

Accommodation

The panelled entrance vestibule has a window overlooking the side gardens and plenty of space to store coats and shoes. There is a tiled floor, a w.c under the stairs and a solid wood door leading through to the welcoming reception hall, which has under-floor heating and a large, vaulted ceiling with galleried landing.

The main living room has a couple of steps up to the seating area whilst the full-height vaulted ceiling, along with the impressive stained glass picture window, gives a wonderful feeling of light and space. Full of character and features, there is a triple aspect to this room and a galleried landing above to sit and relax. The large, wood-burning stove is perfect for a cosy evening in with the family. In the far corner, there are a couple of steps down to a useful utility room, ideal for keeping all of the essentials out of the way, with a tiled floor, plumbing for a washing machine and a range of cupboards. A handy door leads out to the rear courtyard,

The ground floor study has a continuation of the tiled flooring from the hall and a large window to the side. This light-filled room has been fitted with solid wood shelving creating a perfect work environment. Opposite the study is the dining room, which is open-plan through to the garden room and into the main kitchen: a great space for entertaining friends and perfect for family occasions. A continuation of the flooring creates a seamless flow throughout the ground floor and continues on to the garden room and also the main kitchen/breakfast room.

The kitchen/breakfast room is definitely a space in which to spend time and feels like the hub of the home. It enjoys a triple aspect, creating a lovely light room with a full range of high specification, modern facilities including a Range oven, dishwasher, Belfast-style stainless steel sink, large central island with breakfast bar, fitted pew-style seat with storage underneath and under-floor heating. A door leads out to the main entertaining patio area and onwards to the drive and gardens.

The garden room has been thoughtfully added by the current owners and has a continuation of the flooring with double doors out to the rear courtyard. This is a lovely room with triple aspect windows, a very relaxed feel and a perfect place to sit and read a book, enjoy a coffee with friends or maybe even a little nap.





The first-floor landing is galleried over the central hallway and is beautifully lit from above with two Velux-style windows and a character exposed beam across the centre. It is immaculately decorated and offers a lovely feeling of space with access to all of the bedrooms, bathroom and a loft space accessible via a drop-down ladder, providing additional storage.

The first bedroom on the left is dual aspect overlooking the gardens and patio. There is a range of built-in double wardrobes, a radiator and windows to either side, including a Juliette-style, full-height window enjoying the views over the garden. The next bedroom along at the rear of the house has built-in double wardrobes and a further storage cupboard. At the end of the corridor, there is another double bedroom with a recessed storage area and a window to the side.

The modern family bathroom has a tiled floor, twin basins, a heated mirror and a large, step-in double shower cubicle with drenching head and display alcoves.

A couple of steps up from the landing takes you through to the master bedroom suite, which has windows to the rear, two high specification double wardrobes and a door through to the gallery above the dining room, creating a mellow seating area overlooking the living space: the ideal spot for a bit of “me” time. There is a luxurious en suite to spoil yourself in with a tiled floor, free-standing bath, twin basins, display shelving, exposed beam, two skylight windows and a further window to the side.

Externally

Access to the property is via double gates set within a walled entrance, with a very special feel upon arrival. There are arched timber doors on the opposite side of the house, giving additional access if required.

A gate opens into the beautiful, private walled garden, which is immaculately maintained with a range of fruit trees, roses, area of lawn and a large timber summerhouse. There is a good-sized patio area, perfect for family barbecues and sunny

evenings. External power points will mean that everything you need for al fresco weekends are well catered for.

The side garden is equally beautiful and is part walled and hedged with yew trees and conifer, with a well-maintained area of lawn and a range of mature trees including flowering blossom, maple and acer.

Immediately adjacent to the kitchen area is the entertaining patio, a calm and peaceful private area extending around the back of the house where there is further patio space, a timber store shed, double doors back through to the garden room and an external water supply.

A single garage door opens into the large, oversized, barn-style garage which the current owners use as a gym. It has a vaulted ceiling, exposed timbers and at the rear there is a workshop and storage areas to keep things neat. Adjacent to this is a brick-built outbuilding, ideal as a workshop or store for garden furniture, tools and equipment.

Garage and Parking

Along with the oversized garage, there is a large, gravelled driveway for multiple vehicles with plenty of turning space.

Village Life

Beautifully tucked away from it all, Wilton village enjoys a tranquil feel enhanced by plenty of green space, character homes and the village green. There is an annual contribution from all villagers of approximately £65 to maintain upkeep of the grassed areas.

Tenure

The property is freehold and will be offered with vacant possession on completion.

Viewings

Strictly by appointment with GSC Grays.
Telephone: 01748 829 217.

Local Authority

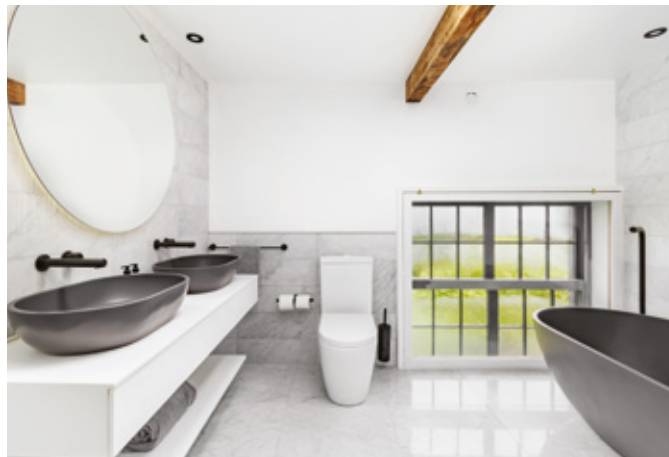
Redcar and Cleveland Borough Council. Council tax band F.

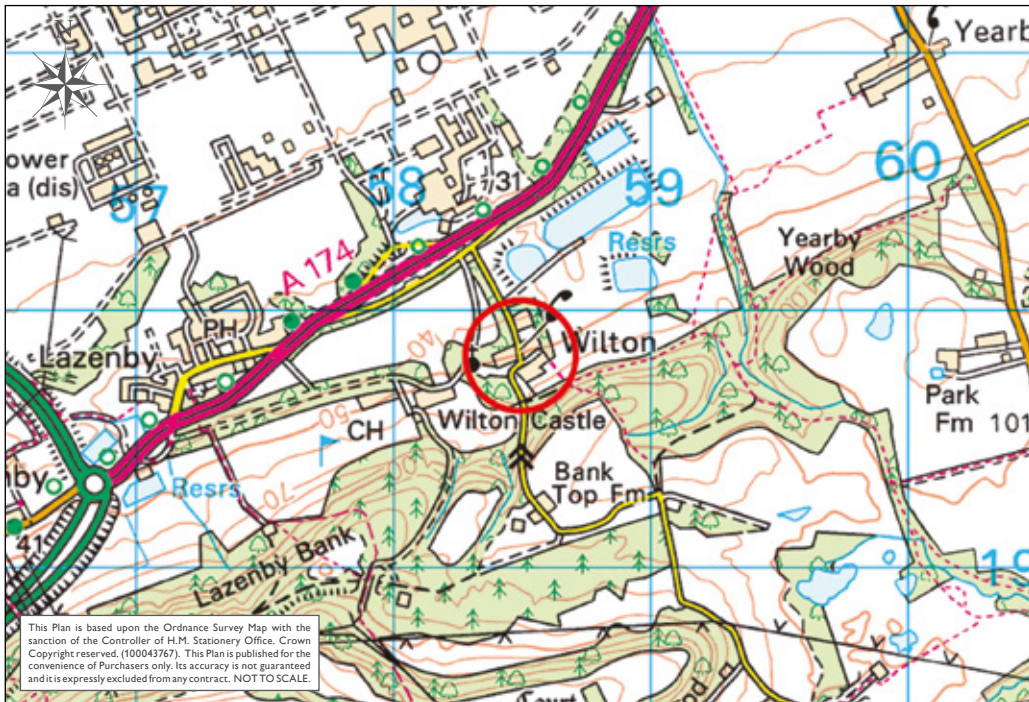
Services

Mains electricity, water and drainage. With no gas to the village, gas is supplied privately via its own storage tank. The Old School benefits from full commercial grade cctv and alarm system.

Wayleaves and Covenants

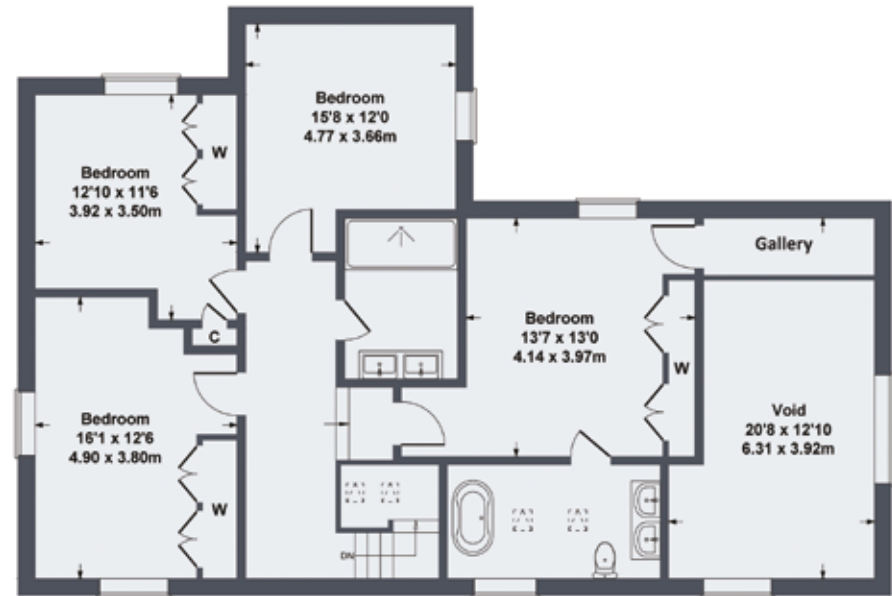
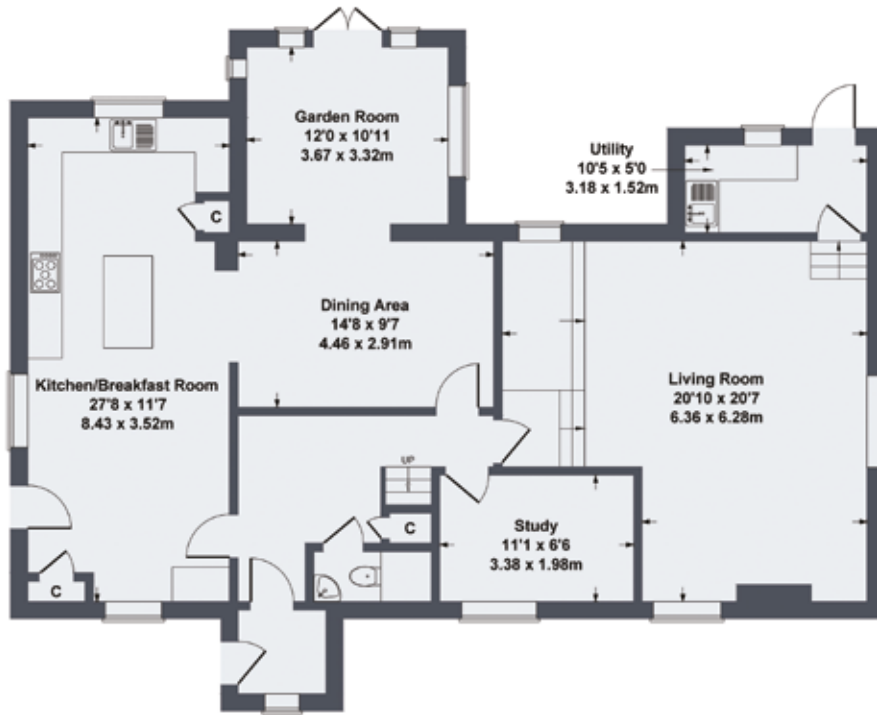
The Old School is sold subject to and with the benefit of all existing rights, including rights of way, light, drainage, water and electricity and all other rights and obligations, easements and all wayleaves or covenants whether disclosed or not.





The Old School, Wilton Village, TS10 4QX

Approximate Gross Internal Area
2271 sq ft - 211 sq m
(Excluding Void)

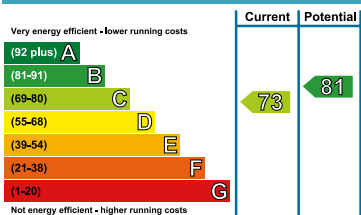


SKETCH PLAN FOR ILLUSTRATIVE PURPOSES ONLY

All measurements walls, doors, windows, fittings and appliances, their sizes and locations, are approximate only. They cannot be regarded as being a representation by the seller, nor their agent.

Produced by Potterplans Ltd. 2024

Energy Efficiency Rating



DISCLAIMER NOTICE:

PLEASE READ: GSC Grays gives notice to anyone who may read these particulars as follows:

1. These particulars, including any plan, are a general guide only and do not form any part of any offer or contract.
2. All descriptions, including photographs, dimensions and other details are given in good faith but do not amount to our presentation or warranty. This should not be relied upon as statements of facts and anyone interested must satisfy themselves as to their correctness by inspection or otherwise.
3. Neither GSC Grays nor the vendors accept responsibility for any error that these particulars may contain however caused.
4. Any plan is for guidance once only and is not drawn to scale. All dimensions, shapes, and compass bearings are approximate and you should not rely on them without checking them first.
5. Nothing in these particulars shall be deemed to be a statement that the property is in good condition, repair or otherwise nor that any services or facilities are in good working order.
6. Please discuss with us any aspects that are important to you prior to travelling to the property.

Particulars written: April 2024

Photographs taken: April 2024