



**Star House Lane, Onehouse, Stowmarket**

**Sheridans**







# Star House Lane, Onehouse, Stowmarket IP14 3EL

Guide Price £695,000

Historic period house providing a substantial level of accommodation in generous grounds of around 1.2 acres (s.t.s)

Understood to have origins dating back to the 15th century with latter additions in more recent years and listed Grade II as being of specific architectural and historical interest, Starhouse Farm is a substantial period home built of traditional timber frame construction beneath a part tiled and part thatched roof line. The house provides a deceptive level of particularly spacious accommodation retaining a wealth of features including exposed timbers, studwork, large red brick Inglenook fireplaces and ledge and brace internal doors.

Offered with no onward chain, the accommodation currently in brief comprises of an entrance hall leading through to the heavily timbered sitting room with large Inglenook fireplace with stove, exposed timbers and timber ceiling. Windows to front and side, staircase off to first floor and opening to the drawing room with fireplace and windows to front and side. The rear hall is located off the sitting room and leads to the study with a half cellar below. The kitchen is within the oldest part of the house, though it has been re-modernised and is fitted with a range of units providing plenty of drawer and cupboard space beneath preparation surfaces whilst complemented by new built-in appliances, exposed timbers and a red brick fireplace with a traditional oven range. There are also new carpets on the ground floor.

The separate dining room is an ideal reception for entertaining with many exposed timbers, studwork and windows overlooking the gardens. The most recent addition to the house is the splendid garden room possessing a light and airy atmosphere with staircase off to first floor and extensive glazing and French doors overlooking the gardens. A utility room and bathroom completes the ground floor accommodation.

On the first floor is a landing with stairs continuing to the second floor and leading to the two principal bedrooms with windows facing the southerly aspect. Off the largest bedroom is a spacious bathroom leading to a dressing room, a further bedroom, landing with second staircase and door to a second bathroom. On the second floor are two attic bedrooms and a shower room completing the accommodation.

## Outside

The house is approached along a driveway providing plenty of vehicle parking, turning space and space for garaging if desired (subject to planning permission and listed building consent being granted). The mature gardens are mostly laid to lawn and stocked with an abundance of established and specimen trees and numerous shrubs. Within the gardens are a number of outbuildings (some requiring work), a paddock and adjoining the rear and side of the house is a large terrace ideal for outdoor entertaining. All in about 1.2 acres.

## Location

A mile from the centre of Stowmarket, the Small village of Onehouse benefits from the peace and quiet of the countryside while being just two minutes from the bustle of this busy market town with its supermarkets, schools, cinema and the John Peel Centre for Creative Arts. Connectivity to other urban centres is good. Trains on the main line reach Norwich in half an hour or London in just over an hour. Historic Bury St Edmunds can be reached in a little over 20 minutes by car.

## Directions

When entering Onehouse from the direction of Harleston and Shelland, proceed towards the village following Forest Road and continuing into Starhouse Lane, where the Starhouse Farm will be found further on the right just before the turning for Union Road on the right.

- Wealth of period features
- Substantial level of accommodation
- Generous grounds extending to 1.2 acres
- Five receptions
- Kitchen, separate utility, cellar
- 3/4 first floor bedrooms
- Two attic rooms
- Three bathrooms, shower room
- Freshly decorated throughout, brand new carpets and bathroom.
- No onward chain

## Services and agents note:

Mains Electricity & Water, Oil Fired Central Heating. Private Drainage. Council Tax Band F. Grade II Listed.

No onward chain.

Agents note: The house is situated next to Fieldens, a company who manufacturers wheel and tyre equipment for agricultural and commercial vehicles. For more details please contact the office.





These particulars are intended to give a brief description of the property as a guide to prospective buyers. Accordingly, any prospective purchasers should satisfy themselves by inspection or otherwise as to the correctness of any statements or information in these particulars. Please refer to the Agents if you require any further clarification or information.

#### Sheridans Estate Agents

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