

By direction of

SIR JOSHUA T. ROWLEY, Bt., D.L., J.P.

and

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Tendring Hall

SUFFOLK

Messrs. J. Hardy, Son & Girling

Land Agents

1, West Stockwell Street, Colchester

Messrs. John D. Wood & Co.

23, Berkeley Square, London, W.1

Tendring Hall

SUFFOLK

4,600 ACRES EXCEPTIONAL SHOOTING

OVER 1,000 BRACE OF PARTRIDGES

8 miles Colchester, 1½ hours from Town.
58 miles by Road.

To be Let Furnished
on Lease.



The S.W. Front.

Messrs. HARDY, SON & GIRLING,
Land Agents,
1, West Stockwell Street,
Colchester.
Colchester 3218.

Messrs. JOHN D. WOOD & CO.,
Estate Agents,
23, Berkeley Square,
London, W.1.
Mayfair 6341.

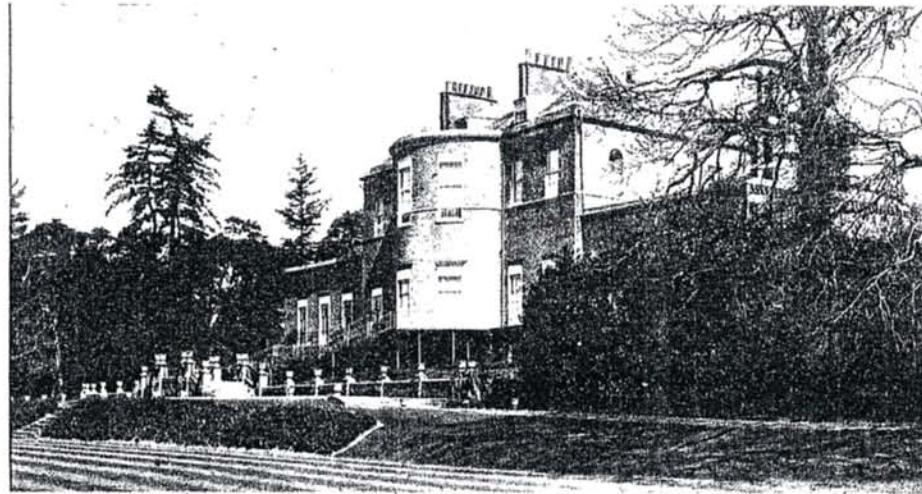
TENDRING HALL

STOKE - BY - NAYLAND, SUFFOLK.

Is a charming Mansion believed to be built by the Adams Brothers about 1737.

It occupies an exceptional position on the crown of a hill commanding grand views for miles across the famous Constable Country.

The quiet little village of Stoke-by-Nayland with its Church, Post and Telegraph Office, etc., nestles at its lodge gates on the Northern side.



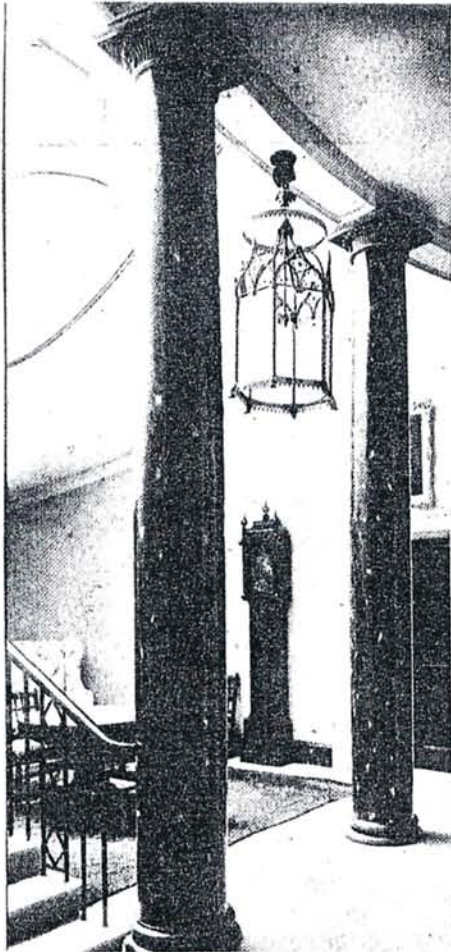
The Terrace, Tennis Lawn and S.W. Front.

The House facing S.W. stands in the centre of the well-wooded park of about

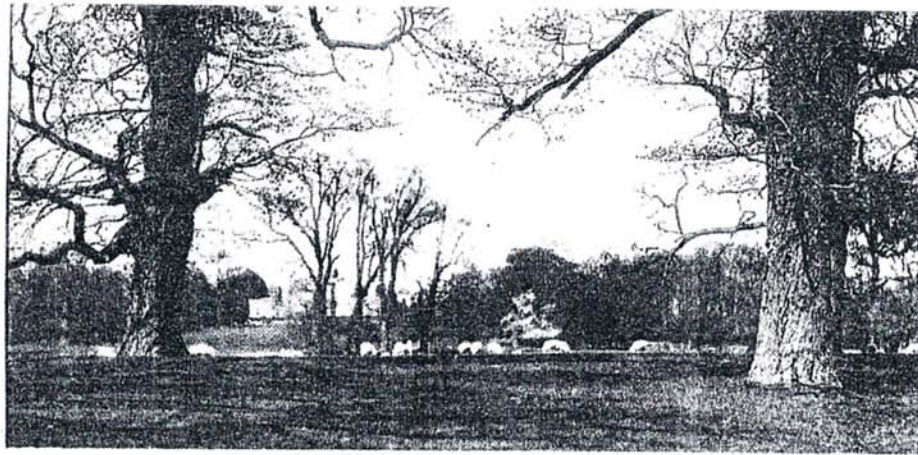
200 Acres

adorned by Two Lakes with Boat House, sheltered by rising ground and woodlands from both N. and E. the ground falling rapidly to the South.

It is approached from a picturesque Lodge Entrance by a Carriage Drive and also a long back drive.



The Oval Hall and Stairs.



The House from across 'the Park.

8 BATH ROOMS. ELECTRIC LIGHT. CENTRAL HEATING.
CONSTANT HOT WATER. TELEPHONE.

Accommodation :

Stone paved VESTIBULE about 16 ft. by 12 ft.

OUTER HALL, 17 ft. 5 in. by 13 ft. 4 in.

CENTRAL OVAL HALL, 22 ft. 6 in. by 17 ft. 6 in., with domed lantern light.

SMOKE ROOM, 21 ft. 6 in. by 15 ft.

DINING ROOM, 32 ft. 3 in. by 21 ft. 9 in. by 16 ft. high.

Service Room with lift from Kitchen.

BOUDOIR or LIBRARY, 20 ft. by 15 ft.

THE OVAL SALOON, 31 ft by 22 ft. 3 in.

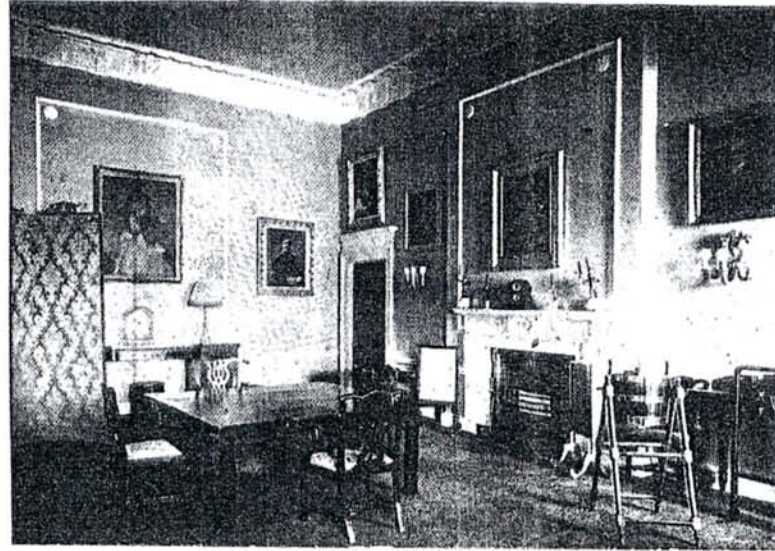
These three rooms communicate, are very lofty, and have windows to the S.W. balcony and thence to garden.

BILLIARDS ROOM, about 31 ft. by 20 ft., plus recess, door to Smoke Room.

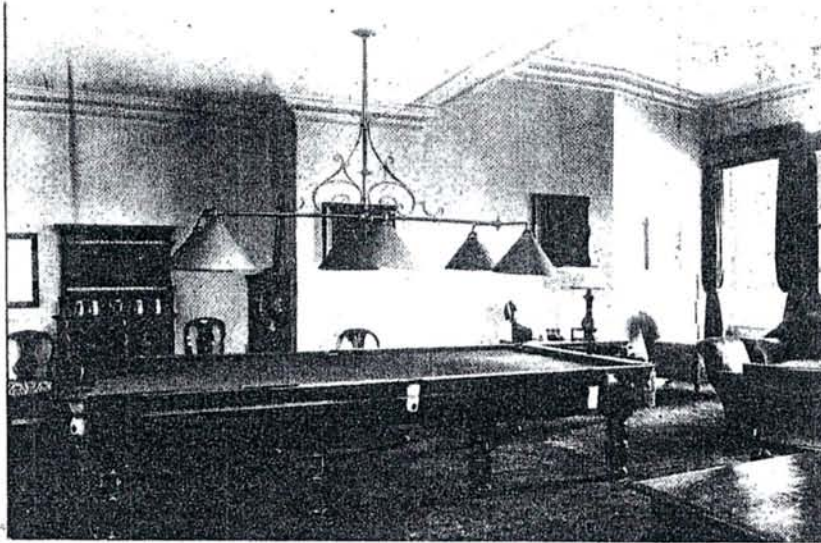
Cloak Room, fitted lavatory (h. and c.), and two W.C.'s.

There are also on this floor

Six Bed Rooms, Two Fitted Bath Rooms, W.C.'s, etc.



The Dining Room.



The Billiards Room.

On FIRST FLOOR

reached by the light and easy GEORGIAN STAIRCASE are

EIGHT BED ROOMS, TWO BATH ROOMS.

On the Half Landing or Mezzanine are

THREE BED ROOMS, BATH ROOM.

On the SECOND FLOOR are

SIX BED ROOMS, BATH ROOM, Box Rooms,
etc.

By the Offices are

Six Servants' Bed Rooms, Bath Room; and
outside Three Bed Rooms and
Bath Room, etc., etc.

THE OFFICES, situate as is usual in houses
of this character, are below the Dining
Room level, but are light and cheerful and
include lofty Kitchen, Scullery, Housekeeper's
Rooms, Servants' Halls, Butler's office and
Pantry, Brushing and Drying Room, Hot
Linen Cupboard, Still Room, Larders, Cellars,
etc., etc.



Lake and Boat House.

The Grounds

are particularly attractive

LYING ON A SOUTHERN SLOPE

clothed with a fine variety of mixed timber-
ing and well shrubbed.

On the Southern Front

Gravelled Terrace supported by dwarf wall
with grass Tennis Lawn below.

Rosery and Flower Garden.

Walled Kitchen Garden and
RANGE OF GLASSHOUSES



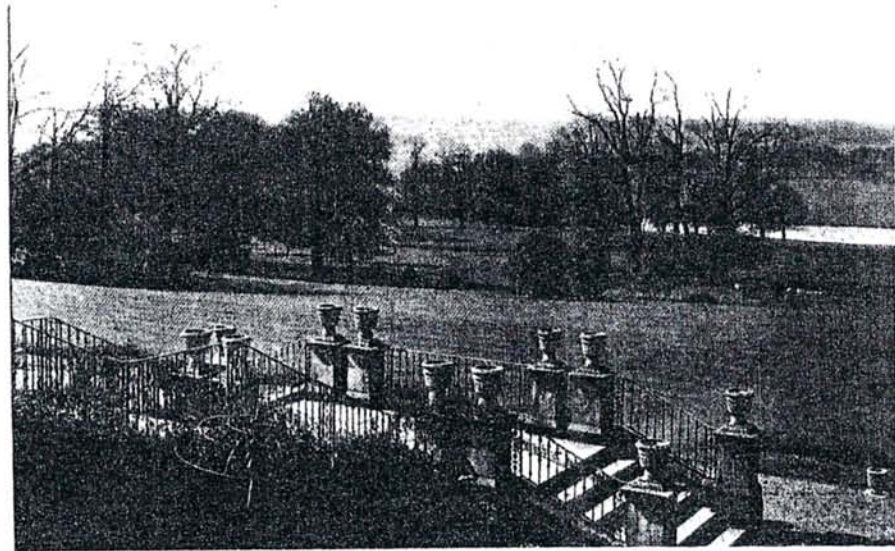
The Cricket and Tennis Ground.

Extensive Woodland Walks, Cricket Ground
and Tennis Courts.

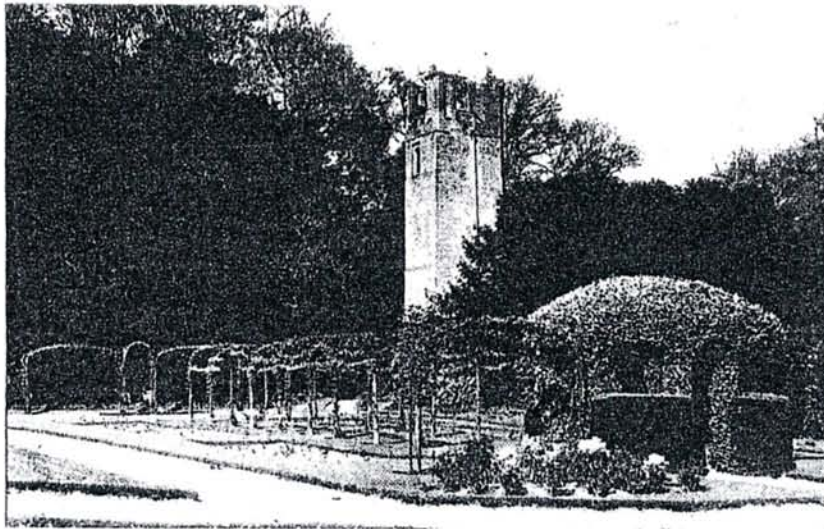
Head gardener and six undermen are employed.

THE STABLING

with telephone to house, lies on three sides
of a Large Yard, backed by a



Looking Southwards from the House.



The Tower from the Gardens.

Quaint Old Elizabethan Clock Tower

part of the Ancient Mansion

Five Stalls, Two Boxes, Coachhouses, Saddle
Rooms, etc.

Garage for Four Cars

whilst above are

Five Bed Rooms, Bath Room, Living Room,
Recreation Room and another set of Two
Bed Rooms, Bath Room, Kitchen, etc.

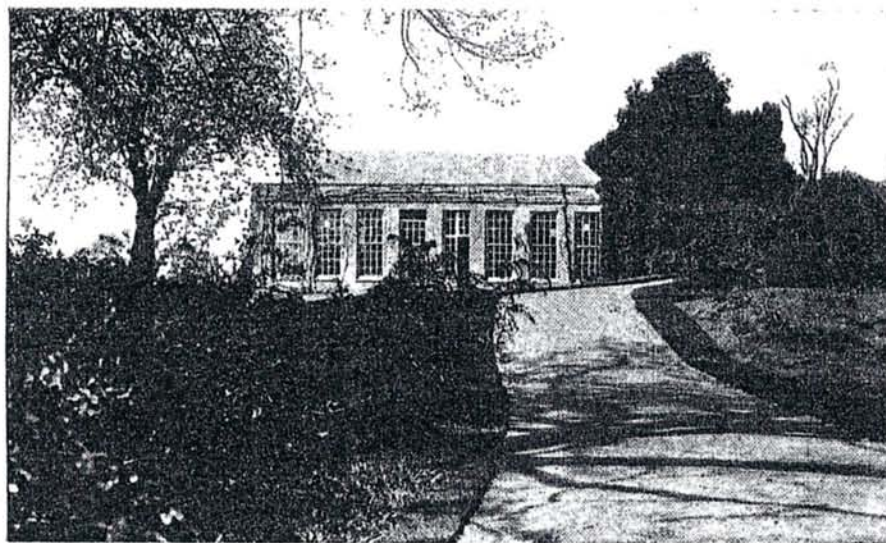
THE FEATURE OF THE PROPERTY IS THE

Exceptional Partridge and Pheasant Shooting—over 1,000 Brace of Partridges killed 1929-30.

The property extends to an area of about

4,660 ACRES

lying well together, with high lying covert of about 260 Acres. Mostly well within the boundary, nicely split up in woods which are easily beaten and affording high birds.



The Old Orangery.

BAG

	Parts.	Pheas.	Hares	Wild Fowl	W'cock	Rabbits	Snipe	Various
1912-13	824	2941	50	41	6		16	41
1915-16	2200							
1923-24	1331	1103	55	48	14	776	2	
1928-29	773	1501	139	22	23	548	12	22
1929-30	2153	1749	286		9		11	22

This bag was made on an additional 1,817 Acres shooting rented on yearly tenancy, but the bag was practically made on the estate.

Head keeper with five undermen and a boy are employed wages about £11 per week.

Three men are allowed one suit clothes yearly and water-proof overcoat, also vermin money, 6d. per week each.

The House has been the subject of a large expenditure and is in excellent order, well appointed and furnished.

Electric Light installed from a private plant and there is a Lister Brunton plant for the stables.

Separate Furnace for Constant Hot Water.

Heating The House is most efficiently heated by radiators.

Water is supplied by a water wheel and an auxiliary engine.

Soil. Gravel, and mostly light on the Estate.

Golf. There is a 9 Hole Golf Course at Braiswick, Colchester, 7 miles; and 18 Hole Courses at Frinton-on-Sea; Walton-on-Naze; Clacton-on-Sea; Purdis Heath, Ipswich.

Hunting. Essex and Suffolk Fox Hounds. Suffolk Fox Hounds.

The property has been occupied for the last 15 years by the Hon. Henry Coventry who is leaving April 1st, 1931.

Some of the modern furniture and china and glass belong to the Tenant.

TO BE LET with the owner's furniture as now in house, on lease for say 3, 5, 7 years or as may be arranged, with shooting over 4,660 Acres and 3 Cottages, flats over stables, etc.

RENT, £1,300 per annum, owner paying rates and sporting rate, or £1,000 per ann. tenant paying all rates.

Farm and Dairy produce readily obtainable.

1000 -

1000 -

prefer 5 years lease