

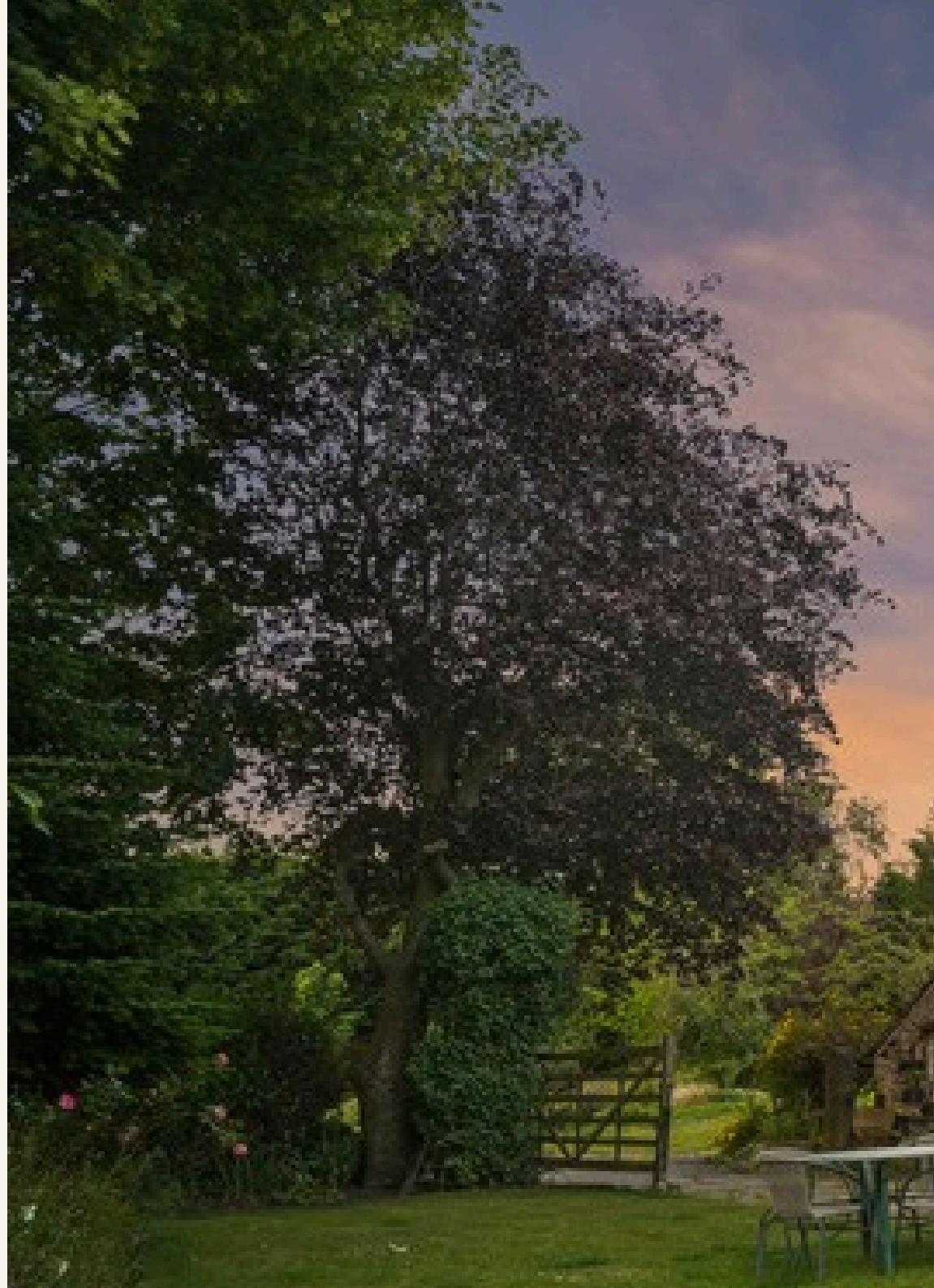


WELCOME TO NEW HALL

Set within approximately one acre of mature grounds, New Hall is an extraordinary five-bedroom residence forming part of a Grade I listed manor house dating back to 1472. As part of one of Halifax's oldest and most historically significant homes, this home offers an exceptional blend of architectural grandeur and modern-day comfort.

The striking stone façade, complete with its distinctive circular tracery window, immediately hints at the rich heritage within. Extensive lawned gardens, mature trees and established planting create a peaceful and private setting, while ample parking, a detached double garage and greenhouse provide practicality for contemporary family life.

Rich in history and character, New Hall presents a rare opportunity to acquire a remarkable piece of Yorkshire's architectural legacy.













WHERE HERITAGE MEETS MODERN LIVING

The beautifully appointed kitchen and breakfast room effortlessly combines contemporary styling with period character. Fitted with sleek high-gloss cabinetry, granite work surfaces and quality appliances, including a Smeg double oven and AEG six-ring gas hob, the space is designed for both everyday living and entertaining. Multiple windows and a rooflight flood the room with natural light, while the generous breakfast area comfortably accommodates family dining beneath the property's magnificent, exposed beams.



Steps lead down to a practical utility room providing space for laundry appliances, additional storage and a chest freezer, ensuring the main kitchen remains uncluttered and functional. New Hall also benefits from useful cellar storage, ideal for household essentials and further practical use.

DESIGNED FOR GATHERING

New Hall offers a wonderful selection of reception rooms, each showcasing its own unique character and period detailing.

The main living room is a warm and inviting space centred around a substantial open fireplace with a wood-burning multi-fuel stove. Original beams and mullioned windows create a timeless atmosphere, while the room flows seamlessly into the adjoining dining room.

The impressive dining room provides a superb setting for formal entertaining and family gatherings, featuring a second wood-burning stove, exposed timbers and ample space for a large dining table.

Currently arranged as a home office, the versatile study area benefits from abundant natural light, original stone mullion windows and built-in bookcases, making it ideal for remote working, a library area or additional reception space.







The characterful drawing room offers a more intimate retreat, complete with an inglenook fireplace, original beams and stone mullion windows overlooking the grounds.

Equally charming, the snug features period panelling, exposed timbers and an attractive open fireplace, creating a cosy space to relax.

Completing the ground floor accommodation is a well-appointed wet room, fitted with a thermostatic shower, vanity basin, heated towel rail and contemporary fittings, providing excellent convenience for guests and family alike.



SANCTUARY, SPACE & COMFORT

Bedroom One forms an impressive master suite, combining generous proportions with a sense of comfort and elegance. Extensive fitted wardrobes provide excellent storage, while the large window frames attractive views across the grounds and floods the room with natural light. There is ample space for a seating area, creating a private retreat within the home.

Adjoining the bedroom is a spacious and beautifully appointed en-suite bathroom, fitted with a freestanding roll-top bath, separate walk-in shower, pedestal wash basin and WC. Finished in a stylish combination of contemporary tiling and traditional materials, the bathroom provides a luxurious space in which to relax and unwind.



Bedroom Two is accessed via the staircase from the office area and offers generous floor space capable of accommodating substantial bedroom furniture. A large window overlooks the rear lawns, flooding the room with natural light and enhancing its bright and welcoming atmosphere. Full of charm and individuality, the room offers a unique blend of comfort and heritage. Built-in wardrobes and a linen cupboard provide ample storage.



Bedroom Three is a welcoming double bedroom enjoying pleasant views over the surrounding gardens. The room offers a calm and relaxing environment for family members or guests. A charming fireplace recess and traditional features provide subtle reminders of the home's historic past, while modern finishes ensure everyday comfort.





Accessed via the central staircase, Bedroom Four is another generously sized double bedroom combining period character with practicality. Exposed beams, traditional detailing and ample floor space create a versatile room suitable for guests, children or family members. The room enjoys a pleasant outlook across the front gardens and provides excellent flexibility within the overall accommodation.

Bedroom Five is perhaps the most evocative of New Hall's rich history. Dramatic exposed timbers, vaulted ceilings and a substantial original stone fireplace create a truly memorable space, full of character and architectural interest. The room offers excellent proportions and flexibility, making it equally suited as a bedroom, studio, hobby room or additional living space, depending on a purchaser's requirements.

In addition to the luxurious master en-suite, New Hall, benefits from a shower room, thoughtfully updated to provide modern comfort.



THE GREAT HALL

Undoubtedly the centerpiece of New Hall, the breathtaking Great Hall is a truly remarkable space. Rich in history and architectural significance, it features original Yorkshire stone flooring and magnificent 17th-century oak panelling. An extraordinary 16th-century staircase rising to the Minstrels' Gallery above - a rare surviving feature that provides a unique vantage point across this magnificent room and further emphasises the home's exceptional heritage.

The Royal Coat of Arms of King Charles II, who is believed to have visited the Hall during the 17th century, remains displayed above the fireplace in the Great Hall.

A magnificent stone fireplace houses a substantial wood-burning stove, creating a dramatic focal point and a wonderful setting for entertaining. The soaring ceiling, exposed medieval timber framework and impressive stone mullion windows combine to create an atmosphere unlike any other.









GARDENS & GROUNDS

The grounds of New Hall provide a fitting backdrop to this historic residence. Extending to approximately one acre, the gardens comprise expansive lawns, mature trees, established shrubs and attractive stone boundary walls, creating a private and tranquil environment.

A charming Yorkshire stone pathway leads through the gardens, while the rear grounds offer additional lawned areas and access to the detached double garage, greenhouse and cedar-built workshop. The garage benefits from power, lighting and an electric up-and-over door, making it ideal for vehicle storage or workshop use.

Offering privacy, space and beautiful surroundings, the grounds provide an exceptional setting for outdoor entertaining, gardening and family enjoyment, perfectly complementing this remarkable historic home.

Overall, New Hall presents a rare opportunity to acquire a home of exceptional historical significance, combining over five centuries of architectural heritage with the comforts and conveniences of modern living. From the magnificent Great Hall and wealth of original period features to the generous gardens and versatile family accommodation, this home offers a truly unique lifestyle in one of Calderdale's most distinctive and treasured residences.





OUT & ABOUT

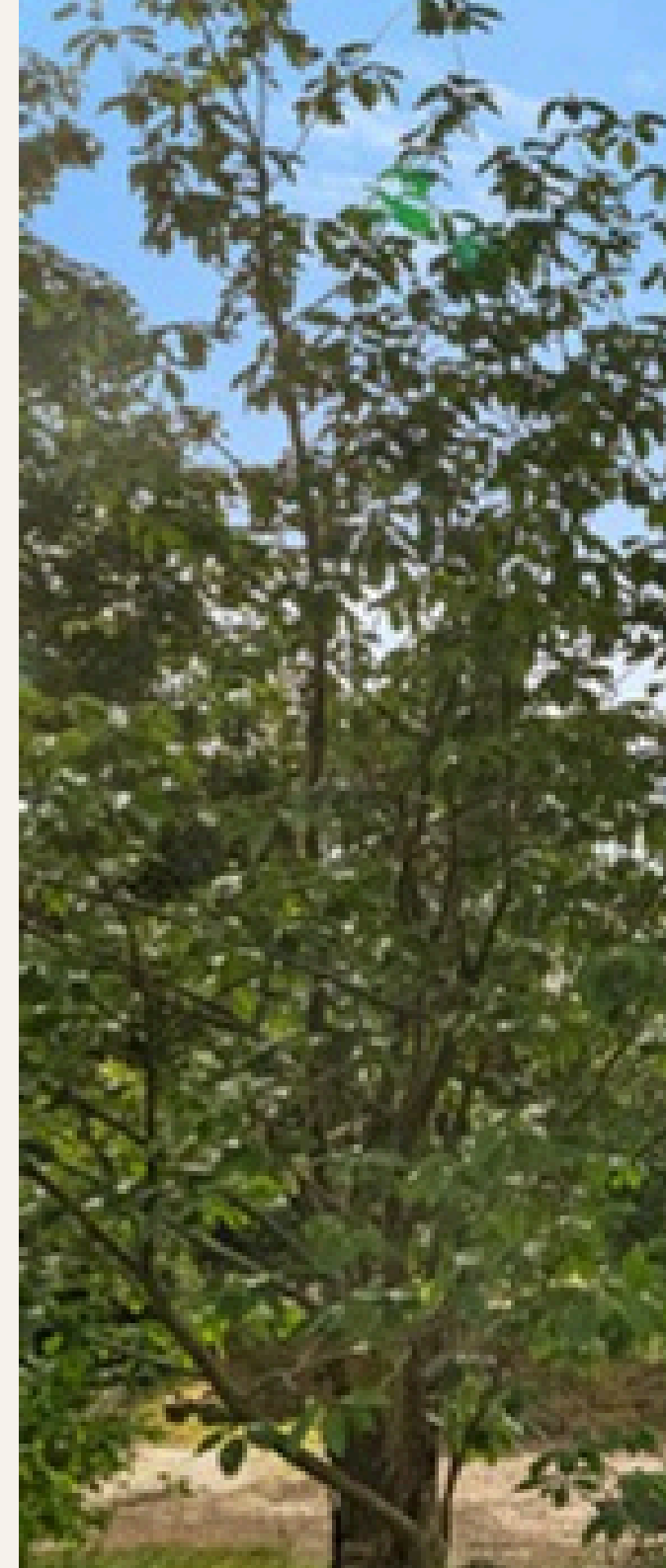
Newhall enjoys a delightful position on the edge of Elland, a thriving West Yorkshire town renowned for its rich history, strong sense of community and excellent connectivity. The home combines the tranquillity of a semi-rural setting with convenient access to a wide range of everyday amenities, making it ideally suited to modern family living.

Elland town centre offers an excellent selection of independent shops, supermarkets, cafés, restaurants and leisure facilities, while the larger centres of Halifax, Huddersfield and Leeds provide an extensive range of retail, cultural and commercial amenities. The area is particularly well placed for commuters, with easy access to the M62 motorway, placing Manchester, Leeds and Bradford within comfortable travelling distance. Frequent bus services also connect Elland with Halifax and Huddersfield throughout the day.

The locality is well served by a number of respected primary and secondary schools, including Old Earth Primary School and The Brooksbank School, making the area particularly attractive to families.

Surrounded by the beautiful Calder Valley countryside, residents can enjoy a wealth of scenic walks, cycle routes and outdoor pursuits, while still benefiting from excellent transport links and access to major business centres. Combining convenience, connectivity and a picturesque setting, the location perfectly complements the historic character and appeal of Newhall.

A home of exceptional provenance, New Hall offers a rare combination of history, character and versatility. From the grandeur of the Great Hall and Minstrels' Gallery to the warmth of its family living spaces and beautifully maintained grounds, every corner of the home tells a story spanning more than five centuries. Rich in architectural significance yet perfectly suited to modern living, New Hall represents a once-in-a-generation opportunity to become the custodian of one of Calderdale's most remarkable historic residences.





USEFUL TO KNOW

Grade I Listed

Gas central heating

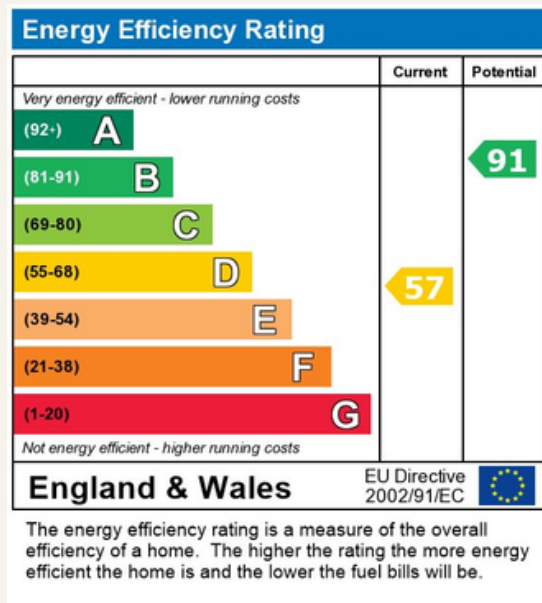
Mains water and drainage

Freehold

Calderdale Council

Council Tax band E

EPC Rating D



FLOORPLAN



Approximate Gross Internal Area = 397.4 sq m / 4277.3 sq ft
(Excluding Void)

Illustration for identification purposes only, measurements are approximate,
not to scale. Fourlabs.co © (ID1310852)

Ground Floor



First Floor



HISTORY OF NEW HALL

Over 550 Years of History

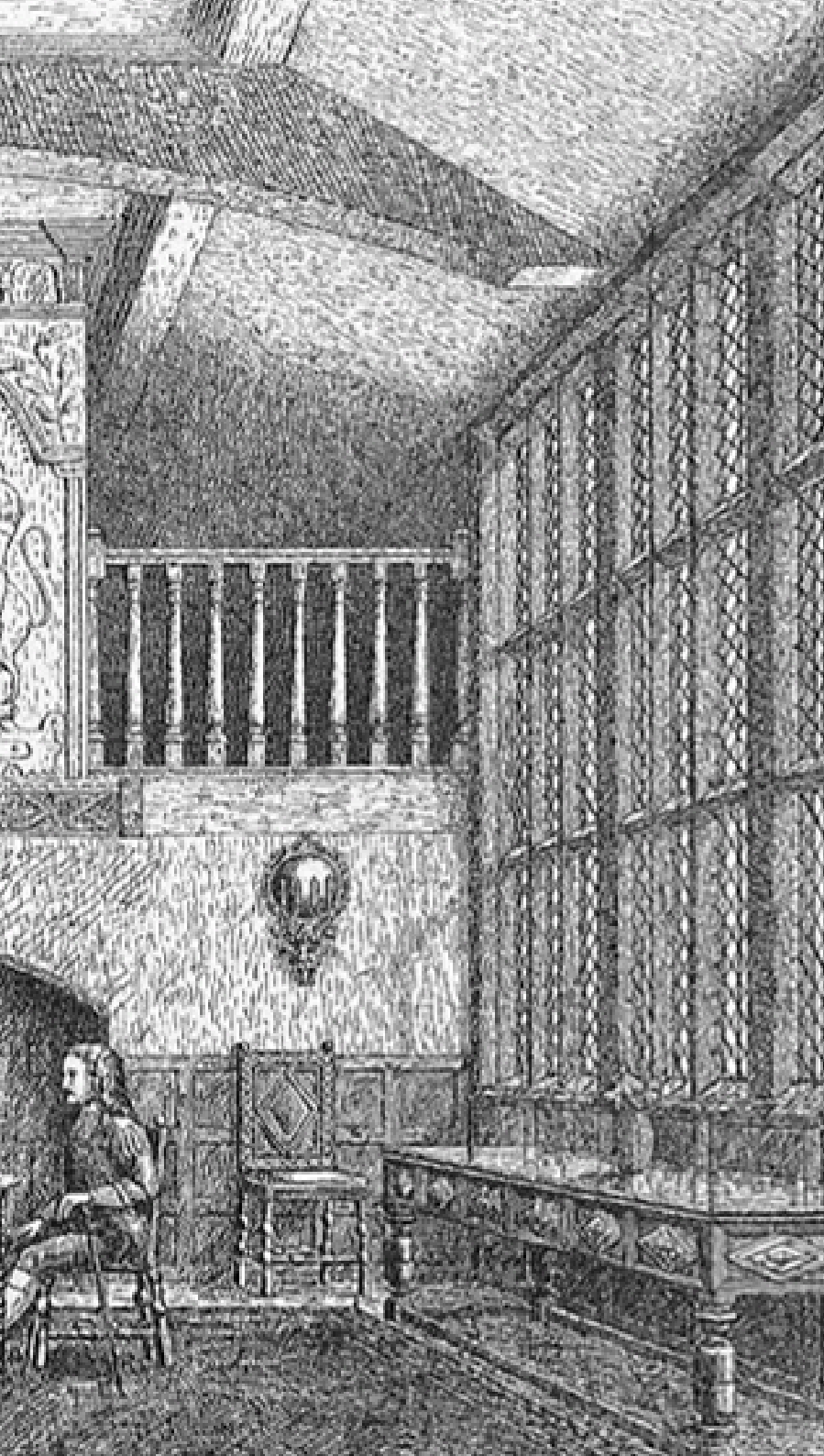
Standing proudly in the heart of Elland, New Hall is one of West Yorkshire's most remarkable historic buildings. Dating from the late 15th century, this Grade I listed Tudor manor house has witnessed over five centuries of local and national history, preserving a fascinating story of architecture, family life and heritage.

Originally built for Nicholas Savile, a member of the influential Savile family, New Hall was constructed as a timber-framed gentry house during the Tudor period. Later encased in stone during the 17th century, the hall combines medieval craftsmanship with later architectural enhancements, creating the distinctive building we see today.

Life in a Tudor Gentry House

New Hall offers a glimpse into the privileged lifestyle of Tudor England's landed gentry. Within its walls, family life centred around the Great Hall, where meals were shared, guests entertained and important occasions celebrated. Rich furnishings, tapestries, fine furniture and roaring fireplaces reflected the wealth and status of its occupants. Servants supported the household, while gardens, livestock and surrounding lands sustained daily life.





A Royal Connection

One of the most fascinating chapters in New Hall's history is its association with King Charles II, who is believed to have visited the Hall during the 17th century. This royal connection is commemorated by the magnificent Royal Coat of Arms of King Charles II, which remains displayed above the fireplace in the Great Hall.

Dated 1670, the ornate plasterwork reflects a period of significant development at New Hall and celebrates the Restoration of the monarchy following the English Civil War. Throughout England, the Royal Arms became a powerful symbol of loyalty to the Crown, and their presence at New Hall serves as a lasting reminder of the Hall's links to one of the most significant periods in British history.

Today, visitors can still admire this remarkable feature, standing beneath the same Royal Arms that have overlooked generations of owners, guests and distinguished visitors for more than three centuries.

A House of Remarkable People

Over the centuries, New Hall has been home to several notable figures, including Dr Henry Power, one of the first Fellows of the Royal Society and a pioneering scientist of the 17th century. His residence at New Hall adds an important chapter to the building's distinguished history and reflects the Hall's long association with innovation, learning and influence.

Restoration and Preservation

Like many historic buildings, New Hall has experienced periods of decline and renewal. Throughout the 20th century, dedicated owners worked tirelessly to preserve its unique character. Notably, singer Con Cluskey of The Bachelors and his wife Kay undertook a major restoration project after purchasing the property in 1970, helping to secure its future for generations to come. More recently, careful conservation and restoration work has continued under the stewardship of the family estate.

A Living Piece of Yorkshire Heritage

Today, New Hall remains one of the finest surviving Tudor gentry houses in the region. Its magnificent timber frame, impressive, mullioned windows, historic interiors and rich heritage make it a treasured landmark within Calderdale and an enduring symbol of Elland's past.

From Tudor merchants and pioneering scientists to royal visitors and modern custodians, New Hall's story is woven into the fabric of Yorkshire history. As it continues its journey into the future, the Hall stands as a living testament to over 550 years of heritage, craftsmanship and community.



1, New Hall, Whitwell Green Lane, Elland, Calderdale, HX5 9PH

What3words|: ///actors.places.bumps

RUTLEY
CLARK
UNIQUE HOMES

hello@rutleyclark.co.uk
01924 729292