



**Trainers Lodge Park Road, Newcastle, ST5 4DZ**  
**£2,995 Per Month**



5 bed executive home situated in the grounds of Butterton racing stables. WATER, HEATING AND ELECTRICITY COSTS ARE INCLUDED IN THE RENT. This incredible house is fully furnished and larger than most comparable houses with THREE staircases (3385 sq ft). It has been constructed to the highest of standards with oak floors and oak doors throughout. The property comprises a large, canopied boot room, entrance hall, WC, large designer kitchen with central island and granite worksurfaces, dining room and drawing room with access to a long balcony. Off the hall is a sitting room with garden views of the south facing garden. Further down the hall are three large bedrooms (two with ensuite) and a family bathroom. Two further bedrooms are accessed by separate staircases, one of which has an ensuite bathroom. The back hall has another separate staircase that leaded to a very large bedroom or office/storeroom. All rooms and halls benefit from more than ample storage. To the outside are lawned grounds, a summer house and BBQ area. There is also a large double garage and ample driveway parking. The racing stables offers 52 acres of gated privacy. The M6 Motorway is just 2 miles away. Newcastle is close by as well and East Midlands, Birmingham and Manchester airports are all within 45 miles. Here is a walkthrough video <https://www.youtube.com/watch?v=vb-ldy3DDhc>

