

Ottershaw Park

Ottershaw Surrey



SURREY
COUNTY COUNCIL

Valuation & Estates Department

Surrey House

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Kingston upon Thames

KT1 1DT

W. Britton, B Sc, F.R.I.C.S.

County Valuer & Estates Surveyor

01-549 6111

Further Enquiries & Viewing

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Viewing will only be permitted by confirmed, accompanied appointment arranged with the County Valuer & Estates Surveyor.

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NOTE: The particulars, plans, pictures and other information forming and being part of these details, or supplied thereafter, are intended to give a fair description of the property. Although believed to be correct, their accuracy is not guaranteed. They shall not constitute an offer, nor form the basis of a contract. Further, this Council does not warrant that the property is suitable for any use which any party may wish to bring into being.

The Mansion

The original, but smaller mansion was built on this site in about 1750; however a gentleman's house existed on this estate long before this. The former house was incorporated into the present mansion as we now know it, in 1910.

The present grand Georgian style house has some obvious Palladian influence and embellishments and was built for Friedrich Eckstein who later became the Baron Friedrich Eckstein. It is understood that the house was fashioned on the Krupp mansion at Essen, under the supervision of Architects Niven and Wigglesworth. It was the Eckstein family's connection with the Transvaal Gold Fields which financed the lavish embellishments.

The house has many exquisite features such as the finely carved wood lantern over the main stair well and the ornamental and carved fireplaces.

The library has a fine moulded ceiling with carved oak panelling to the walls. The locks on the doors are silver plated. It is thought that much of the fine fittings and panelling is pre 1910 and was bought to Ottershaw for the rebuilding in 1910.

The mansion is arranged on seven floors and provides graciously proportioned reception rooms with a wealth of marble and carved panelling. The spacious accommodation extends to some 62,500 sq ft gross internal floor area.

The upper floors are currently arranged as dormitory accommodation for 120 boys with some flats for members of staff, whilst the common and assembly rooms are on the ground floor with kitchens and dining rooms on the lower ground. There is a heated swimming pool in the basement.

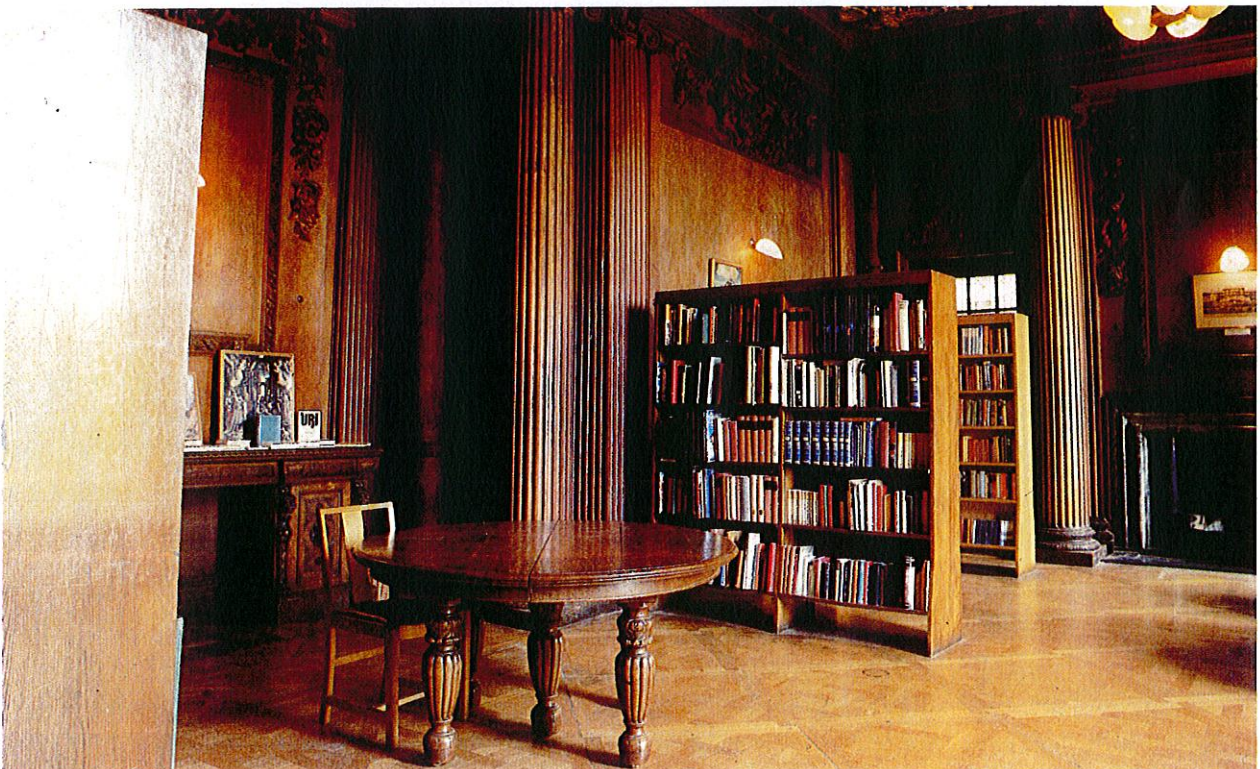
The principal rooms overlook the formal, Italian-style gardens, with rolling parkland beyond.

As well as the main house there are a number of substantial dormitory and teaching blocks on the estate together with staff housing.



The Headmaster's House

Part of Library





Mansion. Front elevation

Tulk & West House



Tulk & West House	An imposing three-storey building erected in two sections in 1951 and 1962, soundly built of brick, with an attractive mansard type roof. The building currently provides full residential boarding accommodation for 120 boys with hospital, catering and staff flat facilities. In all Tulk and West House has a gross internal floor area of about 37,000 sq. ft.
Science and Classroom Block	The building has a gross internal floor area of 7,500 sq. ft. and comprises classrooms with central preparation areas.
The Bothey complex	Provides classrooms, together with workshop and handi-craft facilities for the boys and two staff residences.
The Vlth Form Centre	A modern single storey building which provides study bedrooms with common room for 30 boys, together with usual ablutionary facilities.
The Gymnasium	Extends to 2,750 sq. ft. and is well fitted for most indoor sporting activities. Nearby is a detached Squash Court with viewing balcony.
The Staff Houses	Within the grounds of Ottershaw Park are a number of houses. The Headmaster's House, built in the 1960's with five bedrooms, two bathrooms, three reception rooms, kitchen, utility room and cloakroom. A detached single storey cottage. Fourteen semi-detached houses each with three bedrooms, mostly with two reception rooms. A range of garages.
The Grounds	The grounds of Ottershaw are a fine feature of this estate, with rolling parkland well screened by a perimeter of woodland with some grand specimen trees around the main house. The estate extends to some 150.102 acres, and affords the full range of sporting activities including a rifle range, golf course, hard tennis courts, soccer, rugby and cricket pitches. 48.30 acres are let on an agricultural tenancy (Ladyday) to M G Amberton at a rental of £386 p.a. This agreement restricts the tenant's use to pasture and the making of hay and silage.

Services

Mains water, gas and electricity are connected and foul drainage is to the public sewer. There is a water borne, central heating system in both the major buildings. That in the mansion being gas fired and oil fired in the Tulk and West House.

Planning

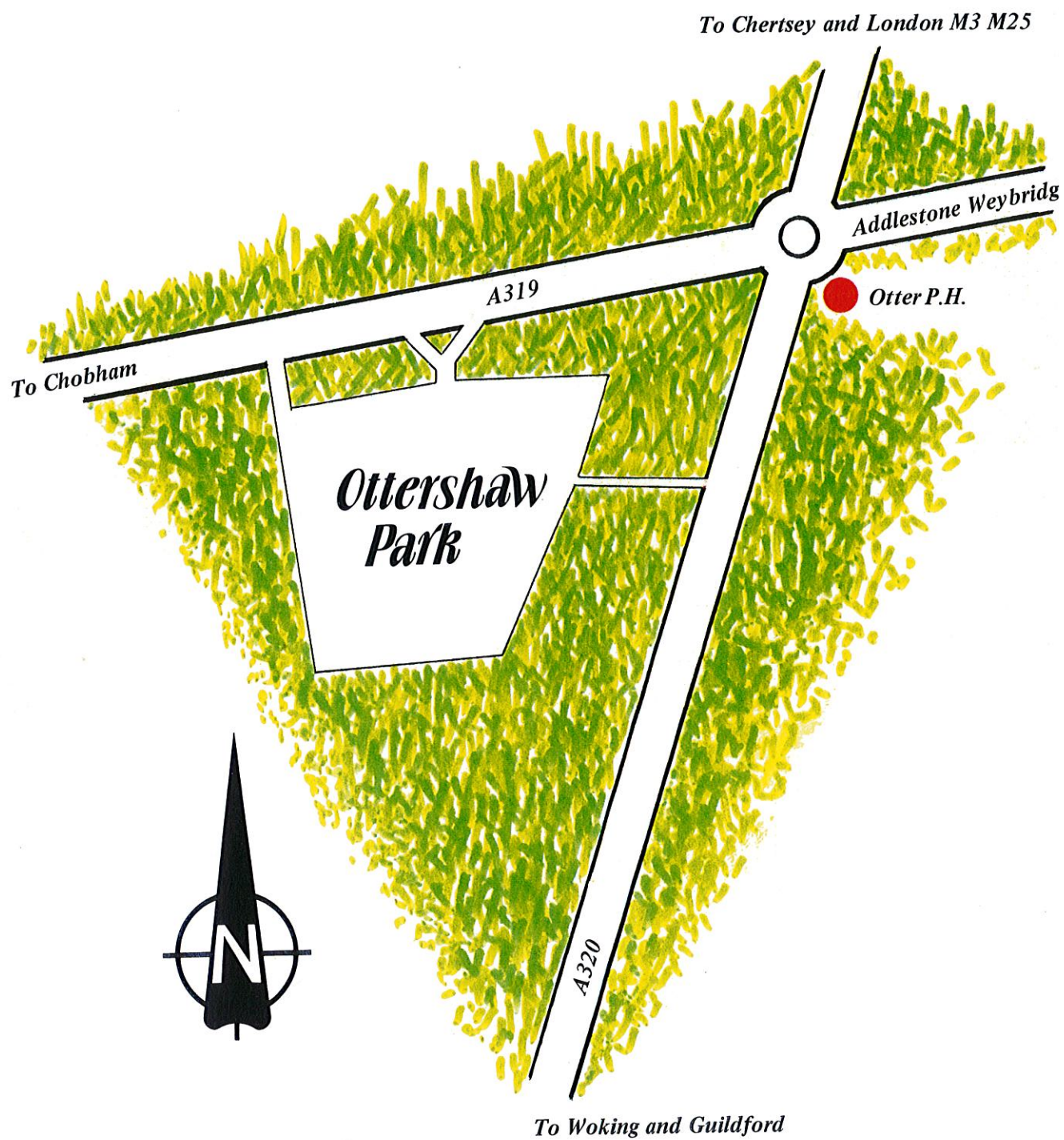
In addition to the present boarding education use it is suggested that the following uses might be appropriate, subject to planning permission.

- (1) Conversion of the main residential and classroom buildings into flats.
- (2) Private hospital, nursing home or other institutional use.
- (3) Community use such as art gallery, museum or cultural centre.
- (4) Hostel or hotel.

Purchasers will make their own inquiries of the District Planning Officer.

To be Sold

The school will close at the end of the summer term 1980 and will be available for the new owner during October 1980. Ottershaw Park is to be sold as one Unit and offers are invited for the freehold interest.



Location Plan