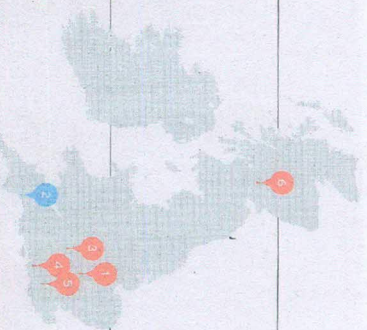


Compasspoints

Property sleuth Graham Norwood scours Britain for six of the best magnificent country homes with unusual sporting facilities



1 Bedfordshire



LOCATION
Toddington
PRICE
£6.5m
AGENT
Knight Frank,
01462 861610,
www.knightfrank.com

○ You don't have to go far to eat at 16th-century Toddington Manor – just stroll into the 176 acres of grounds and bag yourself a pheasant or partridge. The shoot also has rights over a further 800 acres

so there is no excuse for going hungry. If that is not enough, the eight-bedroom main house boasts its own cricket pitch for the current owners allow it to be used most weekends in summer by visiting teams.

2 Property of the week



LOCATION
Woodbury
Salterton, Devon
PRICE
£4.75m
AGENT
Savills, 01392
453755, www.
savills.com

○ Not every house has a nine-hole golf course, stables and a lake large enough for the occasional water-ski, but then, not every house was built for former Formula One world champion Nigel Mansell. Merthven Manor boasts 58 acres of grounds in all, eight bedrooms, a gym and sauna, plus a reception hall that is 374 feet long – big enough for a bowling alley. There are also paddocks, woodlands and a coach house with a triple garage.

3 Oxfordshire



LOCATION
South Newington
PRICE
£2.75m
AGENT
Jackson-Stops &
Salfit, 01993
8228611,
www.jackson-stops.co.uk

○ Do you love horses? Then Paradise Farm is for you. As well as the farmhouse and two dog kennels, there are studd farm

facilities which are currently being used as a dressage training centre with an indoor arena.

4 West Sussex



LOCATION
Pulborough
PRICE
£2.25m
AGENT
Chesterton
Humberstons, 020
7594 4746,
www.chesterton-humberstons.com

○ This 16th-century stone and brick house is on the edge of the South Downs National Park. There's a tennis court, cricket nets and a lake. If you are not the outdoors type, enjoy the study, hall and cellars that come with this six-bedroom property.

5 Surrey



LOCATION
Lindfield
PRICE
£6m
AGENT
Hamptons
International,
01483 572864,
www.hamptons.co.uk

○ The publicly details do not hold back – this is 'certainly the best equestrian centre in the UK'. That's no surprise. It is

owned by Olympic dressage rider Vicky Thompson. The house has three bedrooms and an indoor swimming pool.

6 Berkshire



LOCATION
Berkhof
PRICE
£2.7m
AGENT
Smit & Parker,
0131 226 2500,
www.smitandparker.com

○ This country estate has had core sporting facilities – a driven pheasant shoot, two ponds for duck/fighting, roe deer stalking and brown trout fishing. The main house has seven bedrooms, with another two cottages ideal for guests.