

Baronial Mansion

Region: Highlands Sleeps: 10

Overview

This large holiday home is a magnificent, imposing Baronial mansion house, built-in 1890s, surrounded by mature woodland with access to a delightful river walk.

The house faces northeast and has an open view across fields, whilst the views from the drawing-room, and dining room, as well as the two main bedrooms, look east/south-east towards the Cromarty Firth.

The house is divided into three sections with the main section available for letting on a self-catering basis for 10 adults.

The property has retained much of its historical charm, including turrets, parapets and decor that incorporates antique furnishings with the comforts of modern day living.

The entrance opens up into the great hall, which boasts a grand piano and a large open fire. Moving through to the formal drawing room you'll find a comfortable seating area which is great for socializing.

To the other side of the Hall can be found the grand dining room with a large gas fuelled log-fire and a large formal dining table to seat everyone.

More entertainment rooms include the TV lounge and a library bar which, in addition to the cocktail bar with fridge has a full-sized snooker table, darts board and a wide variety of books. In addition there is an equipped gym with sauna and shower. There is also a delightfully bright and elegant music room housing a Bechstein grand piano (key on request), electric organ and other musical instruments. The walls of the room carry the portraits and pictures of the past Lairds of the Dalmore Estate.

If you want to cook up a banquet without any hassle, the spacious well-equipped kitchen has a gas cooker and oven, a microwave, twin fridge/freezers, wine fridge and a dishwasher.

There is long breakfast table with seating for eight guests for relaxed dining in front the wood burning stove. Adjacent is a laundry room with washing machine and drier. Downstairs between the Hall and the dining room you'll also find the Arabian styled guest toilet.

Up the grand staircase onto the galleried landing there are five bedrooms, all



with large windows allowing light to flood in. The first is an impressive master bedroom with a comfortable four-poster bed, an en-suite bathroom with a tiled walk in bath with shower over and a WC, and an en-suite dressing room.

Three more beautifully furnished bedrooms have double four-poster beds, one with an en-suite bathroom with a bath with a shower attachment, and another with en-suite shower and a WC. The third four-poster room shares the bathroom with the family room having access from the corridor.

The family room includes a queen size four-poster bed, two small beds for children and one cot for an infant. This bedroom boasts a wonderful en-suite family bathroom including a bath with a shower over and a WC. There is good wi-fi and bluetooth speakers in most rooms.

In addition larger groups may wish to use an additional private suite of two double bedrooms with shared shower/ WC room. Each bedroom is available for weekly rental with additional payment.

Private lawns surround this property and front of the dining room there is a sun terrace with outdoor furniture and tables and adjacent stands a covered pergola with gas fired BBQ and seating for 6.

The garden features a children's play area with play equipment including a zip wire to keep them entertained. There is also badminton and croquet for the slightly older guests. There is access to the surrounding woods with private steps down to the river offering delightful riverside walks to the town , or the sea or the nearby eponymous distillery. Adjacent to the top of the steps is a viewpoint with seating offering a wonderful river view.

Facilities

Manor • Ideal for Babies & Toddlers • Ideal for Kids • Ideal for Teens • Wi-Fi/Internet • Pets on Request • BBQ • Satellite TV • Games Room • Indoor Games • Pool/Snooker • DVD • Working Fireplace/Woodburner • Heating • Cot(s) • High Chair(s) • Rural Location • Walking/Hiking Paths • Golf Nearby • Outstanding Landscapes • Outdoor Pursuit & Activities • Historical Sites

Interior & Grounds

Start your celebration in style amidst rich decor and furnishings and palatial rooms. Elegance exudes from every corner of this Baronial highland retreat. This large holiday home is a magnificent imposing Baronial mansion house, built in 1809, surrounded by mature woodland with access to a delightful river walk.

Ground Floor

- Grand hall with a wood-burning stove and comfortable sofas
- Elegant drawing room with elegant furniture and delightful views over the grounds
- TV room with comfortable sofas
- Games room with full sized pool table and open fire
- Traditional dining room for 8 people
- Fully equipped kitchen with 5 hobs and double oven, plus microwave and breakfast area for 7 people
- Utility room with washing machine and tumble dryer



First Floor

- Bedroom with four poster double bed, with separate access door; shower room, with shower cabinet and w.c only
- Bedroom with four poster double bed, with en-suite bathroom, with bath with shower attachment, w.c and wash hand basin
- Bedroom with queen size four-poster bed, two small beds for children, one cot for an infant with en-suite shared family bathroom (bath with shower over, w.c. and wash hand basin)
- Bedroom with four poster double bedroom sharing bathroom with the twin bedroom but with separate access.
- Bedroom with double bed, with private shower room (this room is extra on request)



Exterior Grounds

- 9 acres of grounds
- Large lawned area
- Outdoor dining
- Garden furniture
- Plenty of parking is available outside the property. Parking for 6 cars
- Barbecue

Additional Facilities

- Wi-Fi connection
- Central heating
- DVD player
- Sky TV
- Cot and high chair
- Grand piano

- Fishing rights on the River Averon which runs alongside the grounds. The Alness Angling Club now control the salmon and sea trout fishing on two beats of the river near to the house as well as the estuary below. The 5-year average for the the club's own waters - Beats 2,3 and the estuary - is 136 salmon and grille and 44 sea trout. Guests are welcome to use the river within the rules of the Club. Two rods will be available on request.

Location & Local Information

Set within 9 acres of grounds, including a large lawned area to the front and side and enclosed by woodlands. Access is by the main drive, whilst the side drive is used by the housekeeper and residents of the other apartment. There is adequate parking for 6 cars.

It is located 20 miles north-west of Inverness, on the outskirts of Alness. There is a supermarket, shops and pubs in the village whilst Inverness have a greater range available. Ross-shire is known for its mild dry climate compared to the rest of Scotland. Dolphin watching is one of the main attractions of the area and can be seen in the Cromarty Firth, at Chanonry Point or in a Dolphin Watch boat.

Local Amenities

Nearest Airport	Inverness Airport (45 km)
Nearest Airport 2	Perth Airport (221 km)
Nearest Ferry Port	Cromarty Ferry Terminal (37 km)
Nearest Village	Dalmore (700 m)
Nearest Town/City	Alness (1 km)
Nearest Restaurant	The Eating Plaice (1 km)
Nearest Bar/Pub	Alness Shoe Bar (700 m)
Nearest Supermarket	Morrisons (600 m)
Nearest Beach	Nairn Beach (57 km)
Nearest Golf	Alness Golf Club (2 km)



What we love

- Experience a glimpse of royalty in this unique and timeless Manor
- Baronial Mansion is fabulously positioned so guests can enjoy everything from sightseeing to whisky tasting
- Kids will love exploring the grounds and plenty of open space to run around in

What you should know...

- There is an onsite housekeeper, making it easy to ask any question during your stay

Terms & Conditions

- Security deposit: £500 paid via bank transfer to the owner before arrival and refunded two weeks after departure, subject to full inspection.
- Arrival time: 4 pm
- Departure time: 9 am
- End of stay cleaning included?: Yes. However, guests are required to leave the accommodation clean, tidy and in the same condition as on their arrival. Any extra cleaning, laundry, maintenance and/or rubbish disposal required will be charged against the security deposit.
- Linen & towels included?: Yes, Bed linen, and towels are included in the rental price.
- Energy costs included?: Yes, included in rental price.
- Heating costs included?: Yes, included in rental price.
- Internet access?: Yes, Wi-Fi internet access included in rental price (please remember that it is a rural connection and so it may not be as strong as it is at home!)
- Minimum stay: 7 nights
- Changeover day: Saturday
- Pets welcome?: On request only and with prior agreement with the owner. If accepted, a pet supplement of £20 per pet per week will apply (paid locally, max of 2 pets welcome).
- Smoking Allowed?: Not permitted.
- Tax: Included in the rental price.
- Insurance: Guests are required to be in possession of a valid insurance policy, which covers them for cancellations, personal belongings, public liability and any accidental damage caused during their stay.
- Other Ts and Cs: Stag and Hen bookings, may not book this property, unless discussed in advance for approval.
- Other Ts and Cs: Please note there is an apartment for the housekeeper to the rear and a further residential apartment to the side, both of which have their own drive to the side of the building.