



MILL AND PUMPHOUSE, MAIN ROAD, ACLE
£600,000 FREEHOLD

WATERSIDE
ESTATE AGENTS







MILL AND PUMPHOUSE, MAIN ROAD, ACLE, NORFOLK NR13 3AX

- Grade II listed mill and pumphouse set on the banks of the River Bure
- Idyllic plot extending to approximately 0.6 acres with multiple moorings
- Planning permission approved to create a stunning contemporary residence, annexe and visitor centre
- Designed by the award winning architects responsible for Hunsett Mill
- Peaceful and private location within easy reach of the A47 and Acle Railway Station
- Access to the entire Norfolk Broads network

A rare opportunity to acquire a truly unique piece of Norfolk Broads history with planning permission in place to transform the existing buildings into a stunning riverside residence with annexe and visitor centre, designed by Acme, the company responsible for the award winning and iconic transformation of Hunsett Mill.

Set on the banks of the River Bure with over 200ft of private river frontage, this idyllic site offers stunning panoramic views out over the water and the open countryside beyond.

The mill and its pumphouse are Grade II listed iconic historic structures dating back to circa 1814, when the windpump was designed for drainage. It still contains some of the 19th century machinery.

The mill has already been partially renovated, providing accommodation with immense character, comprising ground floor living area with kitchen and Aga, first floor bedroom and a spiral staircase leading to a second floor bathroom. The pumphouse is currently used for storage with the site offering several private moorings, an outdoor kitchen with shower, composting w/c and a four berth static caravan.

The planning permission - which can be seen in full on the Broads Authority website - BA/2020/0271/LBC, will allow the pumphouse to be extended to provide two storey residential accommodation and a visitor centre with the mill forming further ancillary/annexe accommodation, with provision for additional moorings.

The architects responsible for this impressive contemporary design are multi award winning Acme, an international practice specialising in ground breaking contemporary architecture.

The mill and Pumphouse offers an incredible opportunity for the next owner to create a unique and cutting edge contemporary riverside home while honouring the site's historical significance.





ADDITIONAL INFORMATION

Services:

Mains electricity, bore hole water, composting w/c.
Private treatment plant required.
Solid fuel Aga

Planning Permission:

Broads Authority Planning Depot: BA/2020/0271/LBC

Included in the sale:

All the timber for the main sails, untreated, not yet cut, shaped or painted.
All the timber for the gantry and rear fanstage, already cut, shaped and painted.

Whilst it is our intention that these sales particulars offer a fair and accurate account, they are provided for guidance purposes only and do not constitute part of any offer or contract.

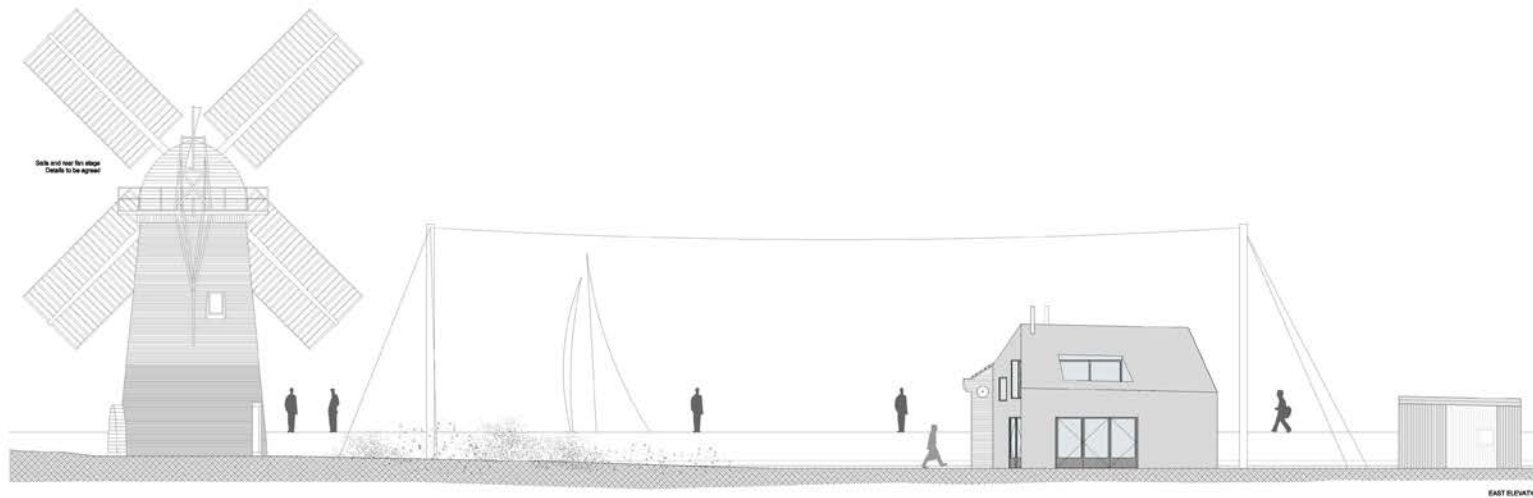
All measurements are approximate and we have not tested any equipment or services, and no warranty is given or implied that these are in working order.

Prospective purchasers are advised to satisfy themselves by inspection or by further investigation via their solicitor or surveyor.









rev no	date	issue description	drawn	checked
A	26.04.2021	rear fin slope added		

note

Dimensions govern. Do not scale drawings.
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 M: 07818 061410; E: info@acme.co.uk

client AMANDA KING & ORRIN SELLERS

project CLIPPESBY MILL & PUMP HOUSE

number 215

drawing title EXTENSION - ELEVATION EAST

scale 1:200@A3, 1:100@A1

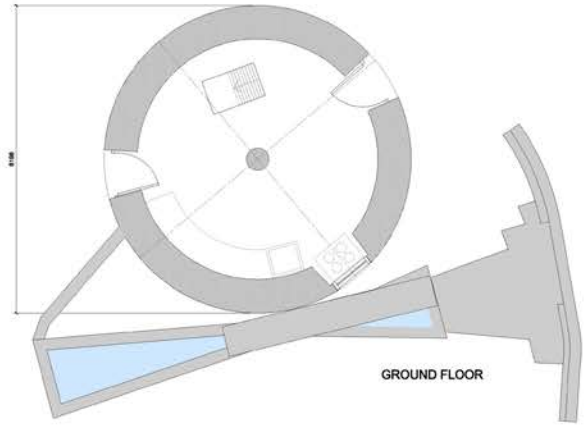
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date 01.06.2020

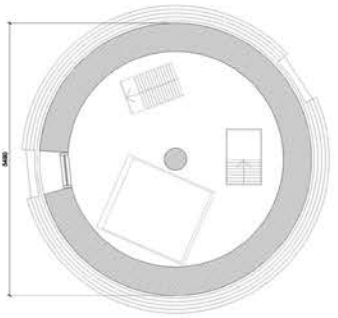
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project no **company** **category** **level** **drawing no** **rev no**

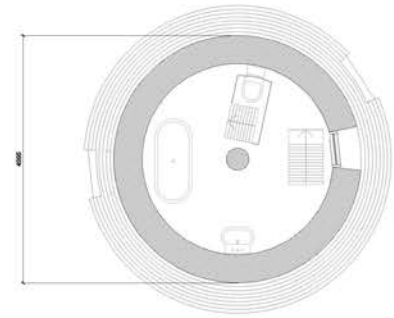
24E ACME 2 100



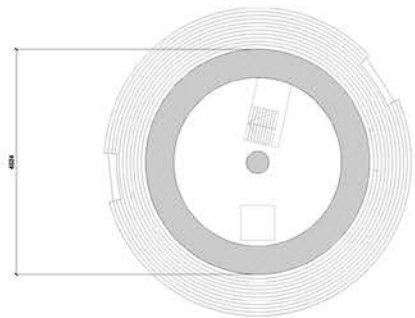
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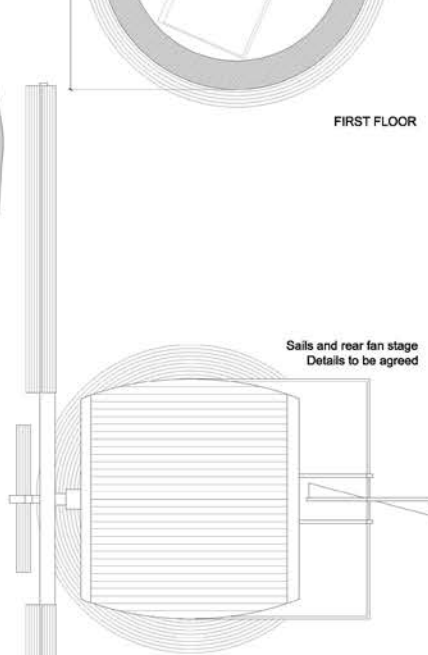
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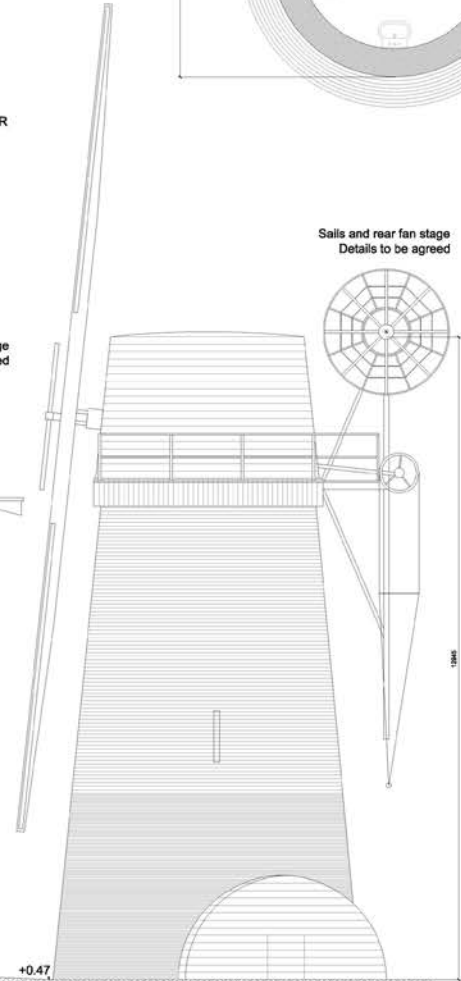
SECOND FLOOR



THIRD FLOOR

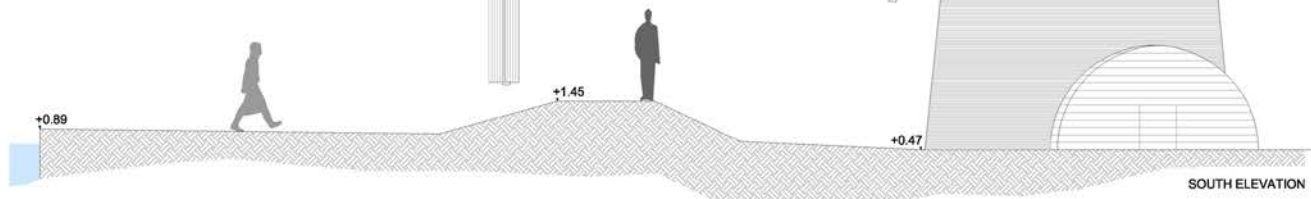


ROOF

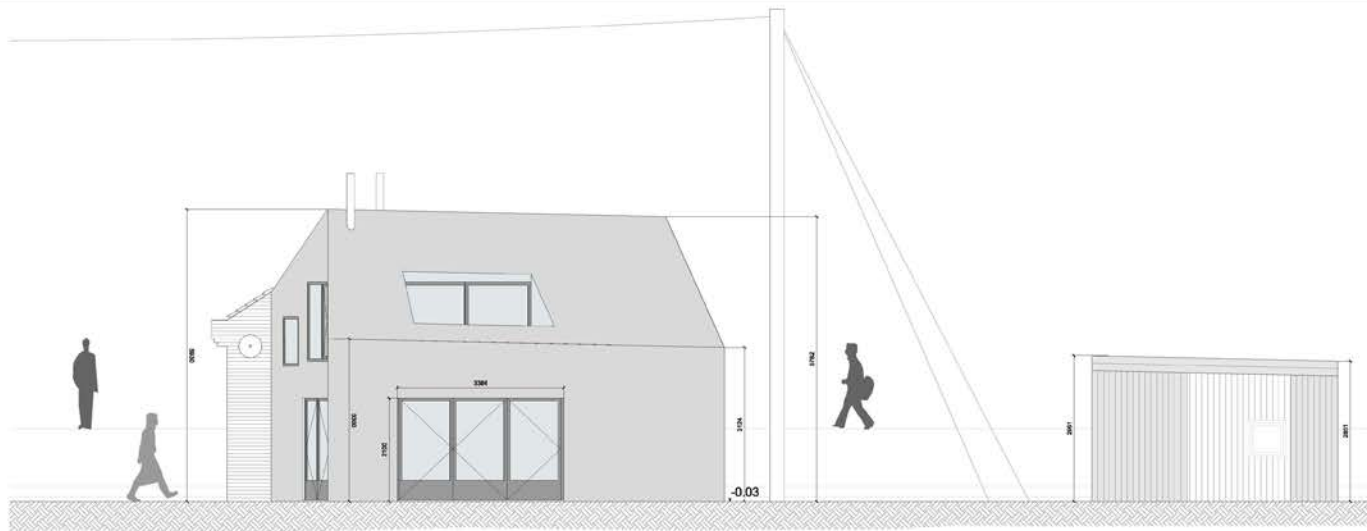


Sails and rear fan stage
Details to be agreed

SOUTH ELEVATION

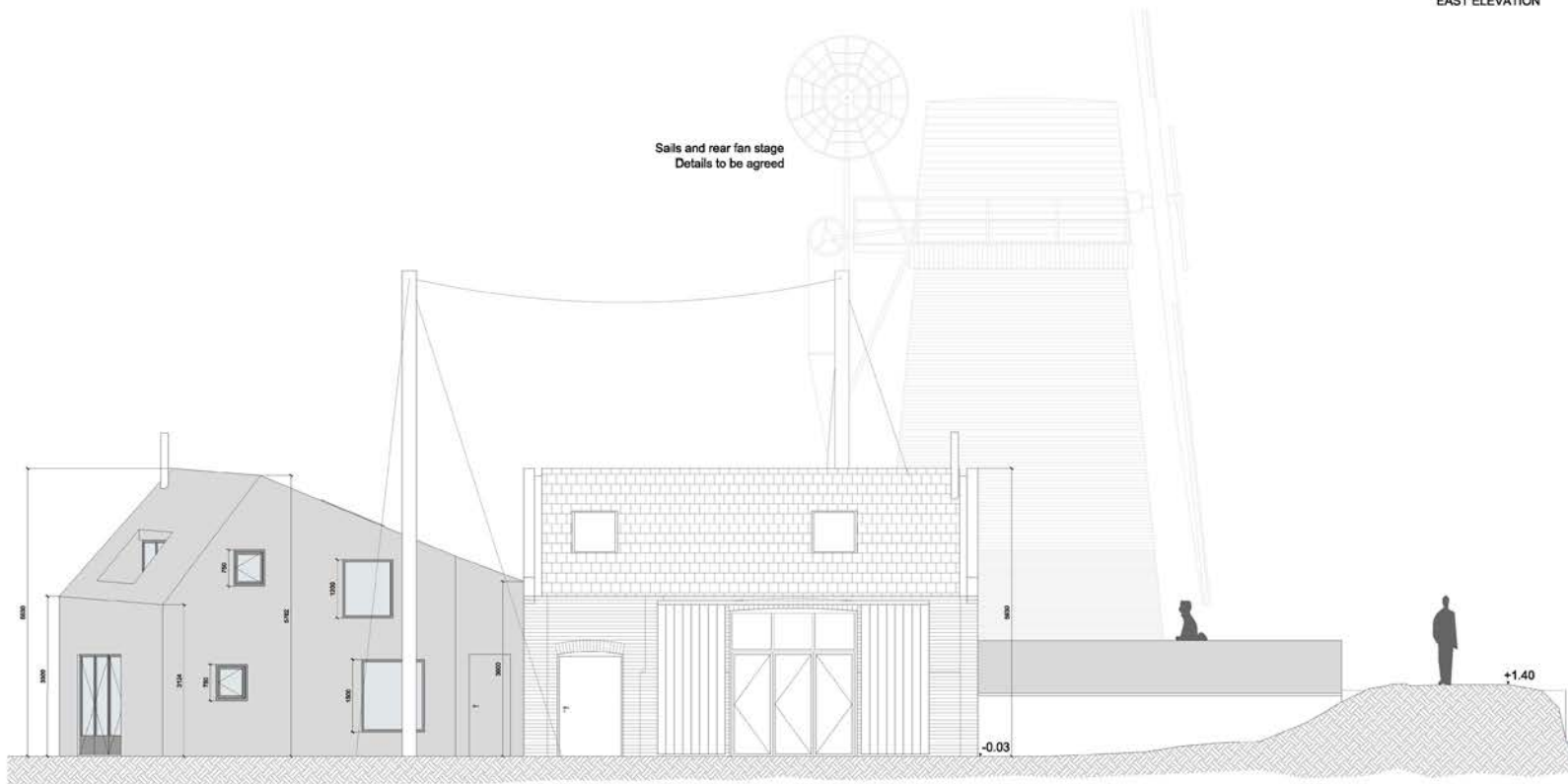


rev no	date	issue description	drawn	checked
A	26.04.2021	rear fan stage added		
rev no	date	issue description	drawn	checked
<p>notes</p> <p>Dimensions given. Do not scale drawings. All dimensions shall be verified on site before proceeding. All discrepancies to be notified in writing to ACME. This drawing is to be read in conjunction with all relevant architectural and engineers information. All rights reserved. © ACME Ltd. Area measurements must not be taken to represent contractual documentation.</p> <p>UK Projects only. This drawing may contain data under license from Ordnance Survey. Unauthorised reproduction infringes crown copyright.</p>				
<p>location</p>				
<p>designer</p> <p>acme 76 Tabernacle Street, London EC2A 4EA, United Kingdom Tel: +44 (0)20 7291 5122 M: 07528082001. W: www.acme.ac</p>				
<p>client</p> <p>AMANDA KING & ORRIN SELLERS</p>				
<p>project</p> <p>CLIPPESBY MILL & PUMP HOUSE</p>				
<p>number</p> <p>215</p>				
<p>drawing title</p> <p>MILL - PROJECT</p>				
<p>scale</p> <p>1:100@A3, 1:50@A1</p>				
<p>status</p> <p>PLANNING</p>				
<p>date</p> <p>01.06.2020</p>				
<p>drawn by</p> <p>PM</p>				
<p>checked by</p> <p>FL</p>				
<p>project no</p> <p>215-ACME-2-1106</p>				



EAST ELEVATION

Sails and rear fan stage
Details to be agreed



NORTH ELEVATION

A	26.04.2021	rear fan stage added	
rev no	date	issue description	drawn checked
revisions			
notes	<p>Dimensions govern. Do not scale drawings. All dimensions are in millimeters unless noted otherwise. All dimensions shall be verified on site before proceeding. All discrepancies to be notified in writing to ACME. This drawing is to be read in conjunction with all relevant architectural and engineers information. All rights reserved © ACME Ltd. Area measurements must not be taken to represent contractual documentation.</p> <p>UK Projects only: This drawing may contain data under license from Ordnance Survey. Unauthorized reproduction infringes crown copyright.</p>		
location			
designer	<p>acme 16 Tabernacle Street, London EC3A 4EA, United Kingdom Tel: +44 (0)20 7261 9122 M: 07812846611 W: www.acmeltd.co.uk</p>		
client	<p>AMANDA KING & ORRIN SELLERS</p>		
project	<p>CLIPPESBY MILL & PUMP HOUSE</p>		
number	<p>215</p>		
drawing title	<p>EXTENSION - ELEVATIONS</p>		
scale	<p>1:100@A3, 1:50@A1</p>		
status	<p>PLANNING</p>		
date	<p>01.06.2020</p>		
drawn by	PM	checked by	FL
project no	company	category	level drawing no rev no
<p>215-ACME-3-1300</p>			



rev no	date	description	drawn	checked
A	26.04.2021	car parking area updated and border planting updated		

Notes

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client AMANDA KING & ORRIN SELLERS

project CLIPPESBY MILL & PUMP HOUSE

number 215

drawing title SITE PLAN - PROJECT

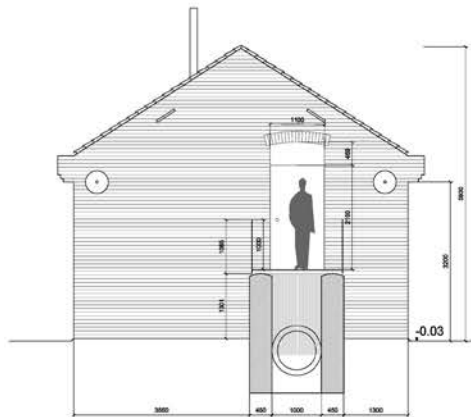
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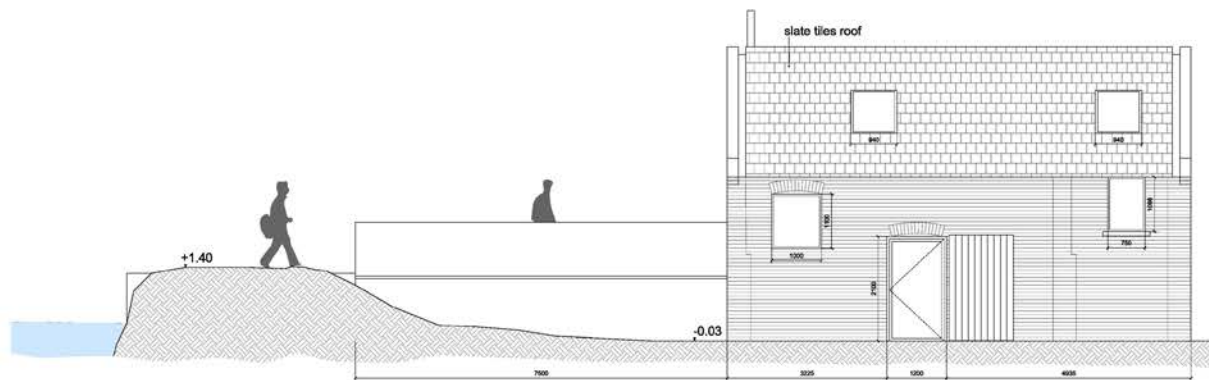
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drawn by PM **checked by** FL

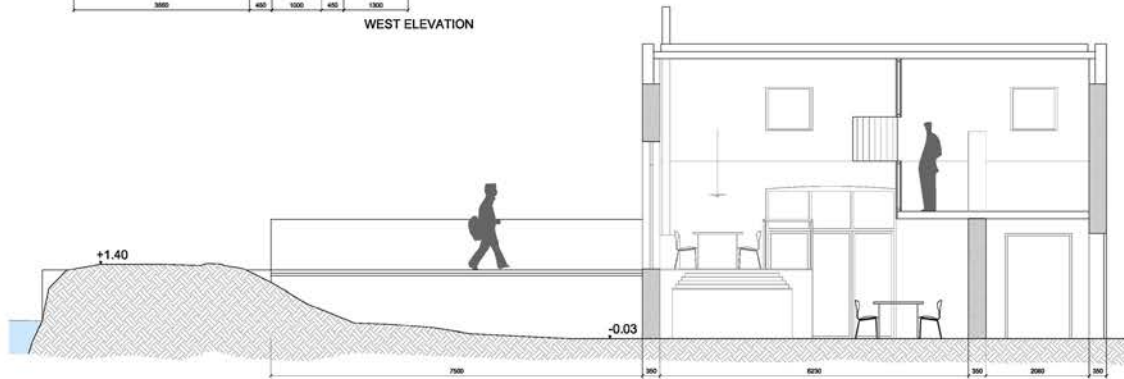
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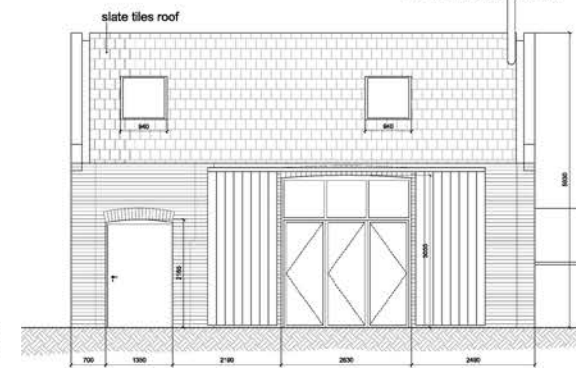
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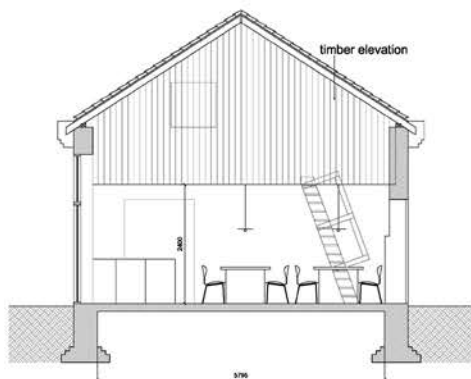
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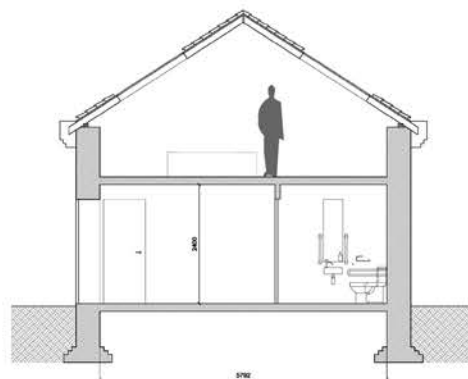
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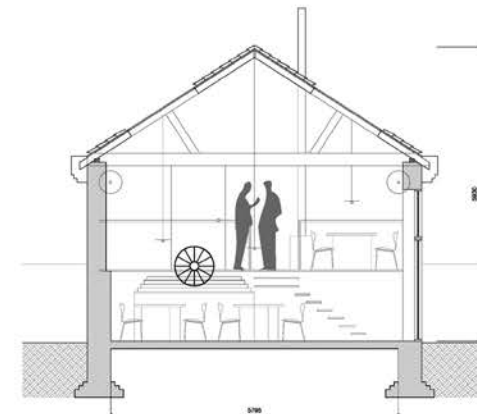
NORTH ELEVATION (NEW)



SECTION B-B



SECTION C-C



SECTION A-A

rev no	date	issue description	drawn
			checked

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client	AMANDA KING & ORRIN SELLERS
project	CLIPPESBY MILL & PUMP HOUSE
number	215
drawing title	PUMP HOUSE - PROJECT
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status	PLANNING
date	01.06.2020
drawn by	PM checked by FL

project no	company	category	level	drawing no	rev no
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