

## Bryanston Non-Designated Heritage Assets List FINAL Version (5 April 2023)

### Bryanston Introduction:

- Members of Blandford+ Neighbourhood Plan Design Group compiled the list of buildings in their respective areas to be recommended as non-designated heritage assets.
- All of the Bryanston sites are within the Bryanston Parish Council boundary and the B+NP designated area.
- All of the sites are currently non-designated (Dorset Council has no Local List). The exception is Bryanston School New Road boundary wall, which is believed to be curtilage-listed.
- The sites are identified as single entities or groups, and are located within 2 identified Character Areas:
  1. **Bryanston Conservation Area**
  2. **Bryanston Rural Area**

### Bryanston List of Non-Designated Heritage Assets

Map Number	Bryanston Conservation Area	
49	43/44/45/46/47 & 48/49/50 New Road, New Road DT11 ODR and rear outbuildings	Two Groups of Dwellinghouses
50	51, 52, 53 New Road DT11 ODR	Group of Dwellinghouses
51	61 New Road (Cliff Lodge) DT11 OPP	Dwellinghouse
52	59 - 60 New Road DT11 ODR	Group of Dwellinghouses
53	57- 58 New Road DT11 ODR	Group of Dwellinghouses
54	33 - 34 The Cliff DT11 OPP	Group of Dwellinghouses
55	Flint boundary wall to 33 - 34 The Cliff DT11 OPP	Distinctive Structure
56	35 / 36 & 37 / 38 The Cliff DT11 OPP	2 Groups of Dwellinghouses
57	62 / 63 / 64 & 65 / 66 / 67 The Cliff DT11 OPP	2 Groups of Dwellinghouses
58	68 / 69 The Cliff DT11 OPP	Group of Dwellinghouses
59	K6 Telephone Box, The Cliff DT11 OPP	Distinctive Structure
60	Little Monington, The Cliff DT11 OPP	Dwellinghouse
61	Phillips Fabrications, The Garage, The Cliff DT11 OPP	Distinctive Building
62	The Old Powerhouse (Bryanston Club) DT11 OPR	Distinctive Building
63	1 and woodstore, 3, 4, 5, 6, 7, Bryanston DT11 OPR	Group of Dwellinghouses
64	The Old Forge, Bryanston DT11 OPR	Distinctive Dwellinghouse
65	Dairy Farm, 14 & 14A Walnut Avenue DT11 OPT	Distinctive Group of Buildings
66	15, 16, 18 Walnut Avenue DT11 OPT	Group of Dwellinghouses
67	School Wall at north side of New Road	Distinctive Structure
<b>Bryanston Rural Area (Outside Bryanston Conservation Area)</b>		
68	19 Walnut Avenue (Old Park Cottage and outbuildings) DT11 OPT	Distinctive Group – Dwellinghouse & Outbuildings
69	Fields at rear of Old Park Cottage	Possible Deserted Medieval Village
70	20, 21, 22 Higher Barn Cottages, Walnut Avenue DT11 ODX	Group of Dwellinghouses
71	Keepers Cottage (formerly Broadley Cottage), New Road DT11 ODR	Distinctive Dwellinghouse
72	41, 42 The Kennels, New Road & 25, 26 The Kennels DT11 ODT	Group of Dwellinghouses
73	Diana Lodge DT11 ODT	Distinctive Dwellinghouse & Outbuilding
74	The Kennels, associated cottages (38, 39 and 40) and original stables DT11 ODT	Distinctive Group of Buildings
75	Quarleston House & Cottage, and Old Barn, Quarleston DT11 ODT	Group of Dwellinghouses
76	Lower Bryanston Farm and original outbuildings, Fair Mile Road DT11 OLS	Distinctive Group of Buildings

## Bryanston Non-Designated Heritage Assets 2022 - List Descriptions

### Character Area 1: Bryanston Conservation Area

#### ***Bryanston Heritage Asset:***

**Map Number 49**

**Name:**

**Address / Location:** 43/44/45/46 & 48/49/50 (inc) New Road, Bryanston DT11 0DR and rear outbuildings.

**Value:** Two Groups of Dwellinghouses.

**Current Local Listed Status:** None.

Left to right: 48, 49 & 50 New Road (fronting Dorchester Hill):



Left to right: 43/44/45/46/47 New Road:



#### **Description:**

Nos. 48, 49 and 50 are a terrace three cottages, which were originally barns, forming part of a 17<sup>th</sup> century farm complex at nos. 44 to 47 New Road. The three cottages were subsequently converted into residential use. Along with the cottages at Nos 43 to 47, and 51, 52 and 53 New Road, the cottages now form part of the southern gateway to Bryanston parish and village, Historic association with Portman Estate.

An earlier decorated rendition of the Portman Estate cottages, with distinctive red brick and flint banded frontages, each with a single front dormer window. White timber sash windows.

All properties have a clay-tiled gabled roof, each with a single dormer window and a brick chimney stack. The terrace of single storey outbuildings at the rear were part of the farm complex, and were originally cob animal houses. They now feature red brick walls, with clay-tiled roofs.

Nos. 43 to 47 (inclusive) were originally the 17<sup>th</sup> century farmhouse complex (with its associated barns and animal houses mentioned above), and again with the cob animal houses to the rear, with the same external finish as the other outbuildings.

The farm was subsequently converted to a terrace of 5 two storey terraces.  
The L-shaped group of cottages were recorded as existing at the time of the Great Fire of Blandford (1731).  
An earlier, less decorated rendition of the Portman Estate cottages – 43, 44, 45 and 46 are red-brick frontages, each with a single front dormer window. White timber sash windows.  
47 has been white rendered.  
All properties have a clay-tiled gabled roof, each with a central brick chimney stack.

**Bryanston: suggested ratings using HE Criteria: D, E, F, H, J, K, L, M, N, P**

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***Bryanston Heritage Asset:***

**Map Number 50**

**Name:**

**Address / Location:** Nos. 51, 52, 53 New Road, Bryanston DT11 0DR

**Value:** Group of Dwellinghouses.

**Current Local Listed Status:** None.



**Description:**

Two storey row of 18<sup>th</sup> century terraced cottages, though to be associated with the original farm complex on the opposite side of New Road (Nos 43 to 50 (inclusive)).

Also form part of the southern gateway to Bryanston parish and village.

Historic association with Portman Estate.

An earlier, less decorated rendition of the Portman Estate cottages, with red brick frontages, each with a clay tiled roof and three chimney stacks. White timber sash windows.

**Bryanston: suggested ratings using HE Criteria: D, E, F, H, J, K, L, M, N, P**

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***Bryanston Heritage Asset:***

**Map Number 51**

**Name:** Cliff Lodge

**Address / Location:** 61 New Road, Bryanston DT11 0PP

**Value:** Distinctive Dwellinghouse.

**Current Local Listed Status:** None.





**Description:**

Detached early Victorian cottage, at junction of New Road and The Cliff.  
 Forms part of the forming part of the southern gateway to the upper part of Bryanston village.  
 Historic association with Portman Estate.  
 Typical Portman Estate materials: red brick elevations, with double rows of blue brick banding. Slate roof and white timber sash windows.  
**Bryanston: suggested ratings using HE Criteria: A, F, H, J, L, N**

***Bryanston Heritage Asset:***

**Map Number 52**

**Name:**

**Address / Location:** Nos. 59 /60 New Road, Bryanston DT11 ODR

**Value:** Group of Dwellinghouses.

**Current Local Listed Status:** None.



**Description:**

Semi-detached pair of late Victorian cottages, on the south-east side of New Road, near the junction with The Cliff.  
 Strong presence in the street scene.  
 Typical Portman Estate materials: red brick elevations, with 2 decorative rows of blue brick banding. Slate half-hipped roofs, with decorative upper floor gables. White timber sash windows. Central red brick chimney stack. Shared red brick and gabled slate roof outbuilding to rear.  
 Historic association with Portman Estate.  
**Bryanston: suggested ratings using HE Criteria: D, E, F, G, J, L, N**

**Bryanston Heritage Asset:**

**Map Number 53**

**Name:**

**Address / Location:** Nos. 57 / 58 New Road, Bryanston DT11 0DR

**Value:** Group of Dwellinghouses.

**Current Local Listed Status:** None.



**Description:**

Semi-detached pair of late Victorian cottages, on the north-east side of New Road, near the junction with The Cliff.

Strong presence in the street scene

Typical Portman Estate materials: red brick elevations, with 2 decorative rows of blue brick banding. Distinctive gabled and slated roofs, with slate, cat-slide roofs to ground floor bays and entrance lobbies. White timber casement windows to front ground floor, with timber sash windows to rest of elevations. Central red brick chimney stack.

Shared red brick and gabled slate roof outbuilding to rear.

Historic association with Portman Estate.

**Bryanston: suggested ratings using HE Criteria: D, E, F, G, J, L, N**

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**Bryanston Heritage Asset:**

**Map Number 54**

**Name:**

**Address / Location:** Nos. 33 and 34 The Cliff, Bryanston DT11 0PP

**Value:** Group of Dwellinghouses.

**Current Local Listed Status:** None.



**Description:**

Semi-detached pair of early Victorian cottages, near junction of New Road and The Cliff.

An earlier rendition of the typical Portman Estate cottage materials: red brick elevations, with double rows of blue brick banding. Clay tiled roofs and timber casement windows.

Historic association with Portman Estate.

Oldest dwellings in this character area, and group value in CA.



**Bryanston: suggested ratings using HE Criteria: B, E, F, H, J, L, N**

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***Bryanston Heritage Asset:***

**Map Number 55**

**Name: Flint Boundary Wall**

**Address / Location:** Nos. 33 & 34 The Cliff, Bryanston DT11 0PP

**Value:** Distinctive Structure

**Current Listed Status:** None



**Description:**

Historic flint boundary along the road boundaries of 33 & 34 The Cliff, partly fronting the junction of New Road with The Cliff, but mainly fronting the long L-shaped boundary of both cottages in The Cliff  
Believed to be early Victorian, or late Georgian, defining the boundary of the oldest cottages in this part of Bryanston Village.

**Bryanston: suggested ratings using HE Criteria: D, G, H, M, N**

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***Bryanston Heritage Asset:***

**Map Number 56**

**Name:**

**Address / Location:** Nos. 35 / 36 & 37 / 38 The Cliff, Bryanston DT11 0PP

**Value:** 2 Groups of Dwellinghouses.

**Current Listed Status:** None.



**Description:**

Two matching semi-detached pairs of early Edwardian cottages, on the west side of The Cliff.  
Typical Portman Estate materials: red brick elevations, with decorative rows of blue brick banding. Slate gabled roofs, with decorative ground floor gables. White timber casement windows.  
Gabled outbuildings to either side.  
Historic association with Portman Estate.

**Bryanston: suggested ratings using HE Criteria: D, E, F, H, J, L, N**



**Bryanston Heritage Asset:**

**Map Number 57**

**Name:**

**Address / Location:** Nos. 62 / 63 / 64 & 65 / 66 / 67 The Cliff, Bryanston DT11 0PP

**Value:** 2 Groups of Dwellinghouses.

**Current Local Listed Status:** None.



**Description:**

Two matching terraces of late Victorian cottages, on the west side of The Cliff.

Typical Portman Estate materials: red brick elevations, with 2 decorative rows of blue brick banding. Slate gabled roofs, with decorative upper floor gables. White timber sash windows. Red brick chimney stacks.

Historic association with Portman Estate.

**Bryanston: suggested ratings using HE Criteria: D, E, F, H, J, L, N**

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**Bryanston Heritage Asset:**

**Map Number 58**

**Name:**

**Address / Location:** 68 / 69 The Cliff DT11 0PP

**Value:** Group of Dwellinghouses.

**Current Listed Status:** None.



**Description:**

A matching semi-detached pair of late Victorian cottages, on the west side of The Cliff.

Typical Portman Estate materials: red brick elevations, with decorative rows of blue brick banding. Slate gabled roofs, with decorative ground floor gables. White timber casement windows.

Gabled outbuildings to either side.

Historic association with Portman Estate.

***Bryanston Heritage Asset:***

**Map Number 59**

**Name:** K6 BT Telephone Box

**Address / Location:** The Cliff, Bryanston DT11 0PP

**Value:** Distinctive Structure.

**Current Local Listed Status:** None.



**Description:**

K6 Telephone Box.

Designed by Sir Gilbert Scott.

Manufactured 1935-6.

A distinctive curiosity in the village, with cast iron frame, glass panes, concrete base.

**Bryanston: suggested ratings using HE Criteria: B, F, H, J, L, N**

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***Bryanston Heritage Asset:***

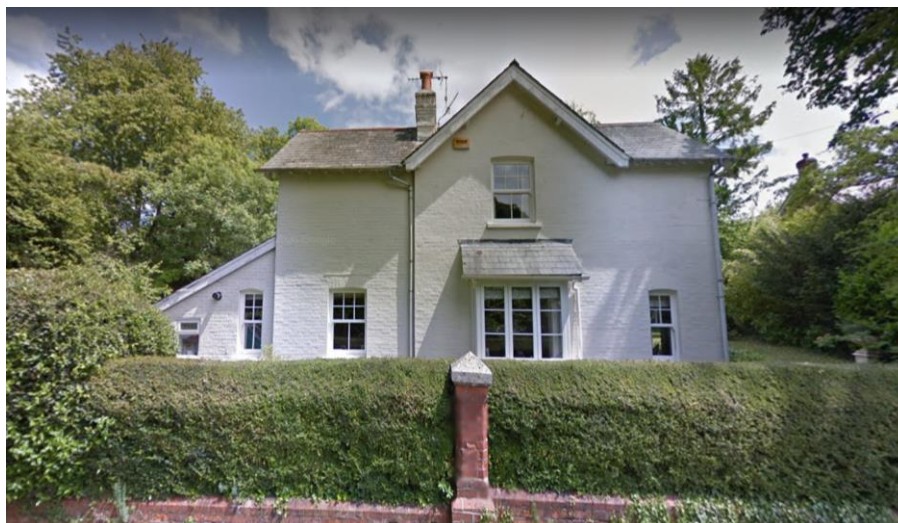
**Map Number 60**

**Name:** Little Monington

**Address / Location:** The Cliff, Bryanston DT11 0PP

**Value:** Dwellinghouse.

**Current Local Listed Status:** None.



**Description:**

Detached Edwardian cottage – c. 1912.



Originally typical Portman Estate materials, but now with white painted brick elevations – originally red brick, slate roof and white timber sash and casement windows.

Historic association with Portman Estate.

Group / façade value.

**Bryanston: suggested ratings using HE Criteria: B, E, F, H, J, L, N**

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***Bryanston Heritage Asset:***

**Map Number 61**

**Name:** Phillips Fabrications

**Address / Location:** The Garage, The Cliff, Bryanston DT11 0PP

**Value:** Distinctive Building.

**Current Local Listed Status:** None.



**Description:**

Single storey building, red brick-built with a metal frontage and corrugated cement / asbestos roof.

A simpler rendition of the Portman Estate cottages.

Last surviving remnant of Bryanston Camp, built during World War II, on both sides of The Cliff, and used by American troops as part of the D-Day preparations.

The only commercial building in the village.

**Bryanston: suggested ratings using HE Criteria: B, F, H, J, L, M, N**

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***Bryanston Heritage Asset:***

**Map Number 62**

**Name:** The Old Powerhouse (Bryanston Estate Club)

**Address / Location:** Bryanston DT11 0PR

**Value:** Distinctive Building.

**Current Listed Status:** None.



**Description:**

Late Victorian (1894) building to house the Portman Estate Electricity Generating Plant, together with a home on the left-hand end for the engineer-in-charge.

Designed to provide a supply of power to the New Portman mansion, the Church, the Stewards House (Home Farm House), and the model dairy at the bottom of the village.

Two huge boilers produced steam for the turbines from water supplied by the 2.5 million gallon reservoir (now filled in) at the back of The Cliff.

The plant operated until after World War 2 when mains electricity was provided for the village.

The Bryanston Estate Club (originally for the stablemen and gardeners) started during the 1920s, and has continued since.

The Club was renamed in 2021 as The Old Powerhouse and continues as the only social venue available to the village residents.

The Club has provided the venue for the Parish Council meetings for many years

Typical Portman Estate material, but simpler rendition given it's more industrial origins: the building is red brick, with a slate roof and white timber casement windows.

A variety of more 20<sup>th</sup> C extensions has been built on the rear of the building.

**Bryanston: suggested ratings using HE Criteria: B, E, F, H, J, L, N, P**

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***Bryanston Heritage Asset:***

**Map Number 63**

**Name:**

**Address / Location:** Nos. 1 and woodstore, 3, 4, 5, 6, 7 Bryanston DT11 0PR

**Value:** Group of Dwellinghouses.

**Current Listed Status:** None.



**Description:**

A range of terraced Victorian dwellings forming a distinctive group in the Lower Village.

The group includes No. 4 – the former Post Office.

Typical Portman Estate materials:

- red brick elevations on all the buildings;
- Nos 1, 3 and 4 have clay tiled roofs; Nos 5, 6 and 7 have slate roofs;
- a mix of timber sash and casement windows.



Contemporaneous with the Model Farm (Listed Building) complex on the opposite side of the road, and has strong historic associations with the Portman Estate.

**Bryanston: suggested ratings using HE Criteria: D, E, F, H, J, L, N, P**

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***Bryanston Heritage Asset:***

**Map Number 64**

**Name: The Old Forge**

**Address / Location: Bryanston DT11 0PR**

**Value: Distinctive Dwellinghouse.**

**Current Listed Status:**



**Description:**

Victorian building that provided the blacksmith's forge for the Portman Estate and Model Farm.

The group includes No. 4 – the former Post Office.

Typical Portman Estate materials: red brick elevations with slate roof.

Contemporaneous with the Model Farm (Listed Building) complex on the opposite side of the road, and has strong historic associations with the Portman Estate.

**Bryanston: suggested ratings using HE Criteria: B, E, F, H, J, K, L, N, P**

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**Bryanston Heritage Asset:**

**Map Number 65**

**Name:** Dairy Farm, 14 and 14A

**Address / Location:** Walnut Avenue, Bryanston DT11 0PT

**Value:** Distinctive Group of Buildings.

**Current Listed Status:** None.







**Description:**

Mid-Victorian buildings that provided the Dairy Farm and living accommodation for the Portman Estate, as part of the Model Farm complex.

The farmhouse is split into 2 dwellings – 14 and 14A, and the farm is now used as stabling by Bryanston School. Contemporaneous with the Model Farm (Listed Building) complex on the opposite side of the road.

The farm included piggeries, a dairyman’s house with rooms for making butter and cheese and a below-ground store.

Breaking away from the typical Portman Estate Cottage material this farmhouse and range of buildings was built in what is sometimes called ‘*concrete cob*’, a mixture of cracked flint and cement or lime rendered over. Almost indestructible, the technique is reputed to have been developed at Bryanston.

**Bryanston: suggested ratings using HE Criteria: B, E, F, G, H, J, K, L, M, N, P**

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***Bryanston Heritage Asset:***

**Map Number 66**

**Name:**

**Address / Location:** Nos. 15, 16 and 18 Walnut Avenue, Bryanston DT11 0PT

**Value:** Group of Dwellinghouses.

**Current Listed Status:** None.

**No.15**



**No. 16**



**No.18**



**Description:**

15: Victorian cottage, slate roof, timber clad.

16: Victorian cottage, slate roof, rendered walls.

18: Edwardian cottage, corrugated metal walls and roof.

All three have Group value with similar scale, and strong historical association with Portman Estate and Model Farm.

No. 16 was the home of the Portman Kennels, until relocated to Shothole off New Road.

**Bryanston: suggested ratings using HE Criteria: B, E, F, G, H, J, L, M, N, P**

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***Bryanston Heritage Asset:***

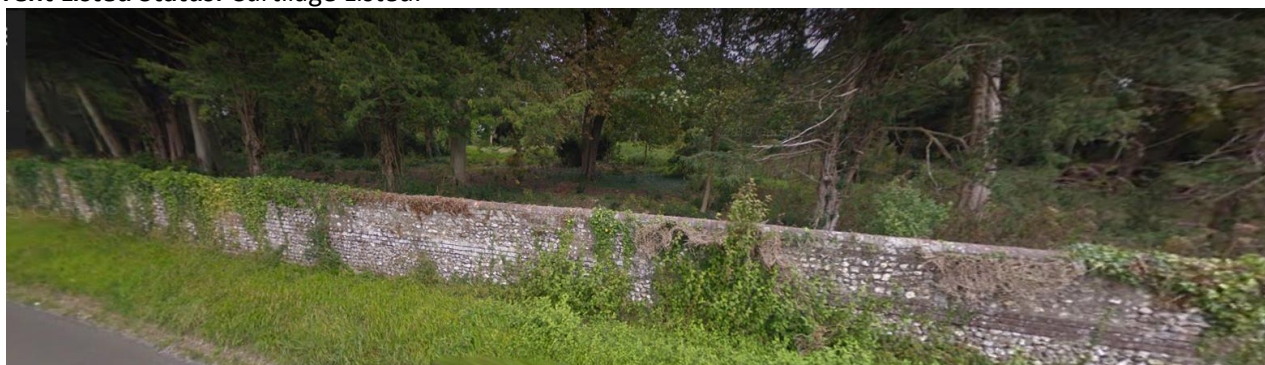
**Map Number 67**

**Name:** School Boundary Wall

**Address / Location:** North side of New Road, Bryanston DT11 0DR

**Value:** Distinctive Structure.

**Current Listed Status:** Curtilage Listed.







**Description:**

Part red brick and part red brick and flint boundary wall, typify the Portman Estate materials. Built in the 1790s.

Historic association with Portman Estate and building of New Road as a boundary to the estate.

**Bryanston: suggested ratings using HE Criteria: B, F, G, H, K, L, M, N, P**

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**Bryanston Character Area 2: Bryanston Rural Area**

***Bryanston Heritage Asset:***

**Map Number 68**

**Name:** Old Park Cottage and outbuildings

**Address / Location:** 19 Walnut Avenue, Bryanston DT11 0PT

**Value:** Distinctive Group – Dwellinghouse and Outbuildings.

**Current Listed Status:** None





**Description:**

Large Victorian house. Originally 3 farm cottages, then converted and extended to provide a house for the Portman Estate Deer Park Head Keeper.

Group value, with the associated outbuildings to the rear.

Main house has a prominent two storey front gable and is now rendered and painted pale buff, with sash windows and clay-tiled roof.

Rear outbuildings display the more typical Portman Estate materials, with a combination of red brick and flint walls with clay tiled roofs.

**Bryanston: suggested ratings using HE Criteria: B, E, F, G, J, K, L, M, N, P**

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***Bryanston Heritage Asset:***

**Map Number 69**

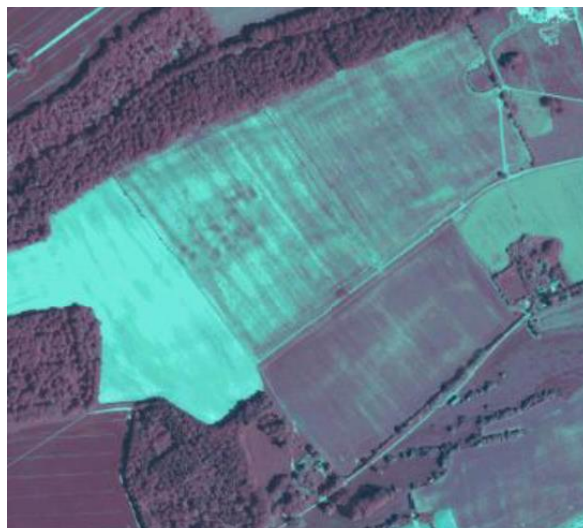
**Name:** Fields at rear of Old Park Cottage

**Address / Location:** Rear of 19 Walnut Avenue, Bryanston DT11 0PT

**Value:** Possible Deserted Medieval Village.

**Current Listed Status:** None.

**INFRARED AERIAL PHOTO**





**Description:**

Possible site of abandoned medieval or earlier settlement.

The field is to the north and east of 19 Old Park Cottage, to the south of the woodland area known as The Hanging.

The possible settlement site is seen as a series of interruptions in the centre left of the field.

**Bryanston: suggested ratings using HE Criteria: D, G, H, N**

**Bryanston Heritage Asset:**

**Map Number 70**

**Name:**

**Address / Location:** Nos. 20, 21, 22 Higher Barn Cottages, Walnut Avenue, Bryanston DT11 0DX

**Value:** Group of Dwellinghouses.

**Current Listed Status:** None.

**Aerial Photo of (left to right) 22, 21 and 20**



**No. 22 - rear**



No.22 - rear



No. 22 – east side



**Description:**

Formerly Gulliver's Barn, subsequently converted into 3 terraced cottages.

Victorian terrace of estate workers' cottages.

Group value.

Historic association with Portman Estate.

No 22 was extended previously at the west side – no planning history.

No. 20 has been extended prior to 2010 – no planning history, and in 2010.

Typical Portman Estate materials: red brick and flint walls, clay tiled roofs and casement windows.

**Bryanston: suggested ratings using HE Criteria: D, E, F, G, J, K, L, M, N, P**

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**Bryanston Heritage Asset:**

**Map Number 71**

**Name:** Keepers Cottage (formerly Broadley Cottage)

**Address / Location:** New Road, Bryanston DT11 0DR

**Value:** Distinctive Dwellinghouse.

**Current Listed Status:** None.



**Description:**

Victorian cottage – rendered and clay tiles.

Former Portman Estate Game Keeper’s house.

Historic association with Portman Estate.

The side extension was built as a small schoolroom as the estate children could not get to Durweston.

Main house rendered and painted, with sash windows and clay tiled roof. Extension has red brick elevations with sash windows and clay tiled roof

**Bryanston: suggested ratings using HE Criteria: B, E, F, G, H, J, K, L, M, N, P**

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**Bryanston Heritage Asset:**

**Map Number 72**

**Name:**

**Address / Location:** Nos. 41 / 42 New Road, and 25 / 26 The Kennels, Bryanston DT11 0DT

**Value:** Group of Dwellinghouses.

**Current Listed Status:** None.

**left to right: 42 and 41 New Road**



### Nos. 25 and 26 The Kennels



**Description:**

Edwardian semi-detached houses at junction of New Road with Quarleston.

Group value as part of Quarleston complex.

Historic association with Portman Estate and Hunt.

Typical Portman Estate materials: red brick with decorative blue brick banding, slate roofs, and casement windows.

42 was extended some 30 years ago with matching materials.

26 The Kennels had a 2 storey side extension some 7 years ago, again with matching materials.

**Bryanston: suggested ratings using HE Criteria: D, E, F, G, L, N, P**

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***Bryanston Heritage Asset:***

**Map Number 73**

**Name:** Diana Lodge

**Address / Location:** Bryanston DT11 0DT

**Value:** Distinctive Dwellinghouse and Outbuilding.

**Current Listed Status:** None.

**Description:**

Substantial early Victorian house.

Strong association with Portman Hunt and Estate.

Master of the Portman Hunt's house, and originally included a forge.

Original building with symmetrical proportions and 2 single storey bays either side of central door. Red tile-hung front elevation, and slated (probably) gabled roof.

Two storey side extensions are cream rendered, and red brick / flint walls. The slates have been continued and the whole roof is now hipped.

**Bryanston: suggested ratings using HE Criteria: B, E, F, G, J, K, L, N, P**

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**Bryanston Heritage Asset:**

**Map Number 74**

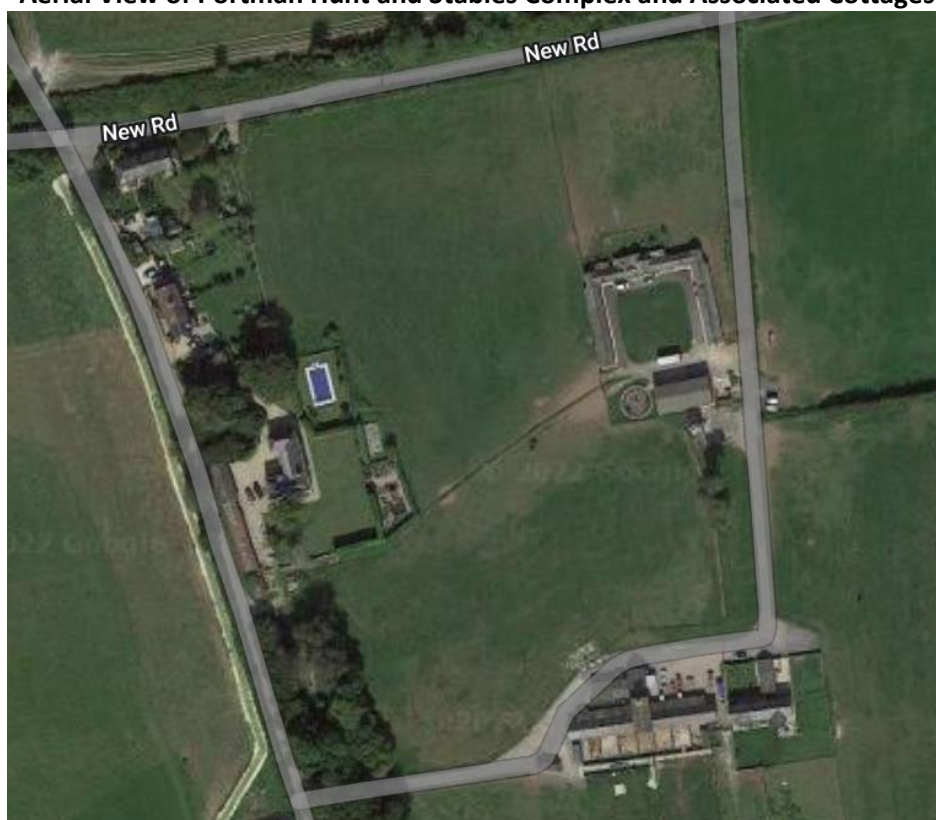
**Name:** The Kennels, associated cottages (38,39 and 40) and original stables

**Address / Location:** Bryanston DT11 0DT

**Value:** Distinctive Group of Buildings.

**Current Listed Status:** None.

**Aerial View of Portman Hunt and Stables Complex and Associated Cottages**



**Aerial View of Kennels and associated cottages**



**Aerial View of Portman Hunt Stables**



**The Portman Hunt Buildings and associated cottages**



**Description:**

Victorian building housing the Portman Hunt hounds.

Kennels were relocated from 16 Walnut Avenue in Victorian times

Materials pick up a simple Portman Estate Cottage vernacular, with red bricks, slate roofs and white timber sash windows

**Bryanston: suggested ratings using HE Criteria: B, E, F, G, H, J, K, L, M, N, P**



**Bryanston Heritage Asset:**

**Map Number 75**

**Name:** Quarlestone House & Cottage, and Old Barn

**Address / Location:** Bryanston DT11 0DU

**Value:** Distinctive Group of Dwellinghouses.

**Current Listed Status:** None.

**Quarlestone House Entrance**



**Quarlestone House**





## Old Barn



### **Description:**

Group value

Quarleston House has a complex history.

Originally two cob cottages - Georgian or older.

Now much modernised with extensions and in use as a single dwelling.

Historic association with Portman Hunt

Old Barn is believed to be Victorian or earlier.

Historic association with Portman Hunt and Estate.

Rebuilt in early Victorian, or earlier style, with a variation of the typical Portman Estate materials: a predominance of flint, red brick and white casement windows, and exposed oak timber on the Old Barn.

**Bryanston: suggested ratings using HE Criteria: B, E, F, G, J, K, L, M, N, P**

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### ***Bryanston Heritage Asset:***

#### **Map Number 76**

**Name:** Lower Bryanston Farm and original outbuildings

**Address / Location:** Fair Mile Road, Lower Bryanston DT11 0LS

**Value:** Distinctive Group of Buildings.

**Current Listed Status:** None

#### **Lower Bryanston Farm – Main Side Elevation**





**Front Elevation**



**Rear Elevation – South Wing**



**Barn**



### Old Barn End Elevation and English Garden Bond Brickwork



### Outbuilding and English Garden Wall Bond and Flint Brickwork



#### **Description:**

Group value.

Late Georgian or early Victorian farmhouse in use for bed and breakfast, and livery stables.

White rendered, clay tiled gable roof and white timber sash windows.

Barn outbuilding attached to main house is thought to be earlier than the main house.

Show typical simple Portman Estate materials: red brick, but with dark blue bricks mixed in. Mix of clay-tiled half-hip and cat-slide roofs.

Separate barn outbuilding has random flint sections in red (and blued) brick walls. Clay tiled gabled roof.

Strong historical association with Portman Estate.

**Bryanston: suggested ratings using HE Criteria: B, E, F, G, H, J, K, L, N, P**

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## APPENDIX 1

### Historic England Criteria

#### Landmarks

- A Ornate corner buildings
- B Curiosities or individual buildings of merit that are different from the surrounding ones
- C Buildings too modern for statutory listing
- D Other

#### Urban Design / Townscape

- E Group / facade value
- F Architectural / historical unity
- G Associated landscape
- H Townscape value

#### Architectural Interest

- J Type of Building
- K Craftsmanship
- L Design
- M Building techniques

#### Local Historical Association

- N Social / economic / cultural / military
- P Local people & events