

MID SUFFOLK DISTRICT COUNCIL

BADLEY GREEN FARM COTTAGES, BADLEY GREEN BADLEY

Grid Reference	TM 060 554
List Grade	II
Conservation Area	No
Description	A C16-C17 house last used as 2 cottages. Timber-framed and plastered, roof clad in corrugated iron. Stands in a small meadow some 60m south of Badley Green Farmhouse.
Suggested Use	Residential
Risk Priority	C
Condition	Poor
Reason for Risk	Long term lack of adequate maintenance. Some missing roof sheets; hole in east gable end; corbelled head of chimney stack unstable.
First on Register	2012
Owner/Agent	Mr Morley, Loose Hall Farm, Hitcham, Ipswich IP7 7LY
Current Availability	Recently sold
Notes	Unoccupied for at least 50 years. Listed as Cottage 60m south of Badley Green Farmhouse. Present owner acquired in at-risk condition.
Contact	Babergh / Mid Suffolk Heritage Team 01449 724529



MID SUFFOLK DISTRICT COUNCIL

BAKEHOUSE AT BADLEY HALL BADLEY

Grid Reference	TM 061 558
List Grade	II
Conservation Area	Yes
Description	2-cell C16 former bakehouse, timber-framed with plaintile roof. Attic floor inserted C17-C18, some original window openings retained.
Suggested Use	Holiday accommodation, ancillary to Hall
Risk Priority	C
Condition	Poor
Reason for Risk	In need of timber frame repairs and weatherproofing of window openings.
First on Register	2000
Owner/Agent	Miss M Scott, Badley Hall, Badley, Ipswich IP6 8RU
Current Availability	Not for sale
Notes	Part of historic farmstead.
Contact	Babergh / Mid Suffolk Heritage Team 01449 724529



MID SUFFOLK DISTRICT COUNCIL

BARN AT BADLEY HALL BADLEY

Grid Reference	TM 061 558
List Grade	II*
Conservation Area	Yes
Description	A very well built and unusually complete C15 or early C16 timber-framed barn, partly on a flint rubble plinth. Fine queenpost roof. On site of Scheduled Ancient Monument.
Suggested Use	Barn or stables
Risk Priority	C
Condition	Poor
Reason for Risk	Repairs needed to timber frame and cladding.
First on Register	2000
Owner/Agent	Miss M Scott, Badley Hall, Badley, Ipswich IP6 8RU
Current Availability	Not for sale
Notes	Part of historic farmstead. Some recent repair work to plinth, roof cladding and guttering. On English Heritage Register of Buildings at Risk.
Contact	Babergh / Mid Suffolk Heritage Team 01449 724529



MID SUFFOLK DISTRICT COUNCIL

DOVECOTE AT BADLEY HALL BADLEY

Grid Reference	TM 061 558
List Grade	II*
Conservation Area	Yes
Description	Rare example of a near-complete C16 timber-framed dovecote with plaintiled roof; some nesting boxes intact.
Suggested Use	Storage or workshop
Risk Priority	C
Condition	Poor
Reason for Risk	Repairs needed to timber frame and render.
First on Register	2000
Owner/Agent	Miss M Scott, Badley Hall, Badley, Ipswich IP6 8RU
Current Availability	Not for sale
Notes	Repairs to roof completed in 2012, east elevation re-plastered 2014. Part of historic farmstead. On English Heritage Register of Buildings at Risk.
Contact	Babergh / Mid Suffolk Heritage Team 01449 724529



MID SUFFOLK DISTRICT COUNCIL

THREE TOMBCHESTS 1M S OF CHANCEL, CHURCH OF ST PETER BAYLHAM

Grid Reference	TM 102 515
List Grade	II
Conservation Area	No
Description	Three C18 tombchests with inscribed marble slabs on their upper faces. One has richly carved side and end panels.
Suggested Use	Tombchests
Risk Priority	C
Condition	Poor
Reason for Risk	Structural damage caused mainly by ivy growth.
First on Register	1995
Owner/Agent	Unknown
Current Availability	Not applicable
Notes	
Contact	Babergh / Mid Suffolk Heritage Team 01449 724529



MID SUFFOLK DISTRICT COUNCIL

WAREHOUSE AT FISON'S WORKS, PAPERMILL LANE BRAMFORD

Grid Reference	TM 126 479
List Grade	II
Conservation Area	No
Description	Former fertiliser factory, originally built c.1860 but largely reconstructed in late C19 or early C20. Very large timber-framed and weatherboarded four storey block with shorter wing to east. Segmental felt clad roofs
Suggested Use	Commercial or conversion to mixed use
Risk Priority	C
Condition	Poor
Reason for Risk	Lack of adequate maintenance especially to roofs. Water ingress has resulted in areas of decay on upper floors.
First on Register	2006
Owner/Agent	Paper Mill Lane Properties Ltd, c/o Barton Willmore, 7 Soho Square, London W1D 3QB
Current Availability	Not for sale.
Notes	Current applications for a mixed use redevelopment of the entire site. The majority of the listed building will be retained and converted to commercial, retail and residential uses. Current owner acquired in 'at risk' condition.
Contact	Babergh / Mid Suffolk Heritage Team 01449 724529



MID SUFFOLK DISTRICT COUNCIL

TOWER MILL, MILL GREEN BUXHALL

Grid Reference	TL 996 577
List Grade	II
Conservation Area	No
Description	Brick tower mill, 1860. Sails removed 1929, but power driven machinery in use until c.1971. Cap and fantail missing.
Suggested Use	Holiday accommodation
Priority for Action	C
Condition	Poor
Reason for Risk	Structural movement; severe cracking in brickwork
First on Register	1992
Owner/Agent	Mr A M Mosesson, Mill House, Mill Green, Buxhall, Stowmarket IP14 3DS
Current Availability	Not for sale
Notes	Tower now weathertight with new roof fitted 2001. New curb fitted and floor repairs completed.
Contact	Babergh / Mid Suffolk Heritage Team 01449 724529



MID SUFFOLK DISTRICT COUNCIL

BARN 20M S OF BLUEHOUSE FARMHOUSE, LITTLE LONDON, MOATS TYE COMBS

Grid Reference	TM 050 558
List Grade	II
Conservation Area	No
Description	Barn of c.1600. Timber framed and weatherboarded, in about 5 bays, with gabled porch to west. Roof clad in bituminous sheet material.
Suggested Use	Agriculture
Risk Priority	C
Condition	Poor
Reason for Risk	Several large holes in roof owing to failure of roofing material. Areas of boarded cladding are missing together with some plaster from the north gable.
First on Register	2012
Owner/Agent	Mr H Crooks, Bluehouse Farm, Little London, Combs, Stowmarket IP14 2ES
Current Availability	Not for sale
Notes	Forms a group with the adjacent Grade II listed farmhouse.
Contact	Babergh / Mid Suffolk Heritage Team 01449 724529



MID SUFFOLK DISTRICT COUNCIL

POST MILL, WOOLPIT ROAD DRINKSTONE

Grid Reference	TL 964 622
List Grade	I
Conservation Area	Yes
Description	A rare example of a C16-C17 post mill which has escaped major C19-C20 restoration. Timber framed and weatherboarded two storey buck on single storey flint and brick roundhouse. Last worked in early 1970's.
Suggested Use	Preserve as mill
Priority for Action	C
Condition	Fair
Reason for Risk	The roundhouse walls and roof need extensive repair.
First on Register	2003
Owner/Agent	Mr & Mrs A Hayward, Engine House, Butterlaw, Coldstream, Berwickshire TD12 4HQ
Current Availability	See below
Notes	Repairs to buck completed 2005-6. Remainder of mill property sold in 2005 & post mill will eventually be included too. Repairs to roundhouse are planned for 2015. A Conservation Plan for the Drinkstone Mills site is in preparation. On English Heritage Register of Buildings at Risk.
Contact	Babergh / Mid Suffolk Heritage Team 01449 724529



MID SUFFOLK DISTRICT COUNCIL

SMOCK MILL, WOOLPIT ROAD DRINKSTONE

Grid Reference	TL 964 621
List Grade	II
Conservation Area	Yes
Description	A late C18 former smock windmill, built on top of an earlier horse-mill. The windmill was dismantled c.1900 and set up as an engine-powered mill. Octagonal timber-framed tower, clad in C20 felt and plastic sheeting, on 16-sided weatherboarded base. Metal clad cap.
Suggested Use	Low-key use such as storage.
Risk Priority	C
Condition	Poor
Reason for Risk	Movement and decay in the timber frame, especially at the junction of the smock tower with the 16-sided base.
First on Register	2014
Owner/Agent	Mr C Rowe, Avalon, 35 Grange Road, Bushey, Hertfordshire WD23 2LQ
Current Availability	Not for sale
Notes	Part of an important group of mill-related buildings which illustrate the history of small scale country milling.
Contact	Babergh / Mid Suffolk Heritage Team 01449 724529



MID SUFFOLK DISTRICT COUNCIL

BARN AT ABBEY FARM, HOXNE ROAD EYE

Grid Reference	TM 153 741
List Grade	II and Scheduled Ancient Monument
Conservation Area	No
Description	Brewhouse / bakehouse of a Benedictine Priory, dating from c.1500, last used as agricultural barn. Red brick, with some original window and door openings. Re-roofed in pantiles in 1920s after fire. One of the most important examples of a medieval brewhouse / bakehouse in the country.
Suggested Use	Residential
Priority for Action	F
Condition	Poor
Reason for Risk	Roof appears sound but a few slipped tiles and capped bargeboards poor. Some structural cracks and brickwork erosion.
First on Register	2000
Owner/Agent	Mr & Mrs G Rowland, Abbey Cottage, Hoxne Road, Eye IP23 7NJ
Current Availability	Not for sale
Notes	Work in progress on approved scheme of conversion to part residential and part showroom/workshop use, incorporating outbuildings to north. On English Heritage Register of BAR.
Contact	Babergh / Mid Suffolk Heritage Team 01449 724529



MID SUFFOLK DISTRICT COUNCIL

GARDEN WALL TO BOUNDARY FARMHOUSE, PETTAUGH ROAD FRAMSDEN

Grid Reference	TM 187 608
List Grade	II
Conservation Area	No
Description	A C17 wall extending about 30m along the road frontage of Boundary Farmhouse. Red brick with half round on-edge brick copings. Retains higher ground to roadside verge.
Suggested Use	Garden wall
Priority for Action	C
Condition	Poor
Reason for Risk	Serious structural cracking, open brick joints and missing and displaced copings, partly resulting from extensive vegetation growth, especially ivy. Pronounced lean over most of length.
First on Register	2006
Owner/Agent	Mr & Mrs A Rogers, Boundary Farmhouse, Framsdan, Stowmarket IP14 6LH
Current Availability	Not for sale
Notes	Current owner acquired in at-risk condition.
Contact	Babergh / Mid Suffolk Heritage Team 01449 724529



MID SUFFOLK DISTRICT COUNCIL

BARN AT OAK TREE FARM, DEBENHAM ROAD KENTON

Grid Reference	TM 193 647
List Grade	II
Conservation Area	No
Description	An early C17 timber-framed and part weatherboarded barn of 5 bays, with a later gabled porch on the north side. C19 pantiled roof.
Suggested Use	Agriculture or workshops
Priority for Action	C
Condition	Very bad
Reason for Risk	Large areas of missing boarding, especially on south side. Structural failures locally causing distortion of frame.
First on Register	2006
Owner/Agent	Mr D Rose, Oak Tree Farm, Debenham Road, Kenton, Stowmarket IP14 6JZ
Current Availability	Not for sale
Notes	Listed February 2003 in at-risk condition. Options for repair and conversion to residential use have been discussed with owner.
Contact	Babergh / Mid Suffolk Heritage Team 01449 724529



MID SUFFOLK DISTRICT COUNCIL

OAK TREE FARMHOUSE, DEBENHAM ROAD KENTON

Grid Reference	TM 193 646
List Grade	II
Conservation Area	No
Description	Hall and parlour wing of a mid C16 farmhouse; remainder of house in cross-wing not at risk. Heavy timber framing with some original windows, intact queen-post roof.
Suggested Use	Residential
Priority for Action	C
Condition	Very bad
Reason for Risk	Frame open to weather for many years, significant deterioration and loss of timbers and infill panels
First on Register	2006
Owner/Agent	Mr D Rose, Oak Tree Farm, Debenham Road, Kenton, Stowmarket IP14 6JZ
Current Availability	Not for sale
Notes	Listed February 2003 in at-risk condition. Plans to incorporate wing into remainder of house are still under consideration.
Contact	Babergh / Mid Suffolk Heritage Team 01449 724529



MID SUFFOLK DISTRICT COUNCIL

BARN AT HALL'S FARM, HALL'S LANE NORTON

Grid Reference	TL 958 667
List Grade	II*
Conservation Area	No
Description	A mid C16 timber-framed and weather-boarded barn, with half hipped roof clad in corrugated asbestos. High quality timber frame with some very rare features.
Suggested Use	Barn or workshops
Priority for Action	C
Condition	Very bad
Reason for Risk	Soleplate largely missing or encased in concrete. East wall blown off plinth in 1987 gale, north end now leaning badly.
First on Register	1997
Owner/Agent	Mr R Honeywood, Meadowside, Hall's Lane, Norton, Bury St Edmunds IP31 3LG
Current Availability	Not for sale
Notes	Temporary internal shoring installed 2001. Owner is investigating a conversion to residential use. On English Heritage Register of Buildings at Risk.
Contact	Babergh / Mid Suffolk Heritage Team 01449 724529



MID SUFFOLK DISTRICT COUNCIL

FORMER MALTINGS IMMEDIATELY N OF STREET FARMHOUSE, THE STREET REDGRAVE

Grid Reference	TL 044 781
List Grade	II
Conservation Area	Yes
Description	C17 farm building, partly rebuilt and extended in early C19 for use as malting. Red brick with timber-framed core. Roof of glazed black pantiles. Continuous lean-to to east under catslide roof.
Suggested Use	Residential
Risk Priority	A
Condition	Very bad
Reason for Risk	Redundant. Prolonged lack of maintenance has resulted in partial collapse of the central section of the building.
First on Register	2012
Owner/Agent	Gooderham Brothers, Holly Farm, Magpie Green, Wortham, Diss IP22 1RG
Current Availability	Not for sale
Notes	Application for repair and conversion to two dwellings submitted November 2014.
Contact	Babergh / Mid Suffolk Heritage Team 01449 724529



SUFFOLK DISTRICT COUNCIL

BARN AT HALL FARM, CHURCH ROAD REDLINGFIELD

Grid Reference	TM 186 706
List Grade	II and Scheduled Ancient Monument
Conservation Area	No
Description	C14 two storey barn, formerly the guest house of a Benedictine nunnery. Flint built with stone dressings, plaintile roof and weatherboarded gables. Some windows and flooring C16, roof structure C18.
Suggested Use	Agriculture or workshops
Priority for Action	C
Condition	Poor
Reason for Risk	Areas of eroded and loose flint facework, some structural cracks.
First on Register	1992
Owner/Agent	Mrs C A Risk, Hall Farm, Redlingfield, Eye IP23 7QR
Current Availability	Not for sale
Notes	Re-roofed in 1999 but no maintenance since.
Contact	Babergh / Mid Suffolk Heritage Team 01449 724529



MID SUFFOLK DISTRICT COUNCIL

LONG BARN AT CASTLE FARM WINGFIELD

Grid Reference	TM 223 772
List Grade	II
Conservation Area	No
Description	A mid C16 timber-framed and weatherboarded barn of 11 bays, the ground floor and roof replaced in later C19. To the south are C19 outbuildings with fold yards. Pantiled roofs.
Suggested Use	Agriculture or workshops
Priority for Action	C
Condition	Poor
Reason for Risk	Some missing pantiles especially to later outbuildings where one roof has partly collapsed. Building largely redundant and becoming overgrown.
First on Register	2009
Owner/Agent	Mr A West, Warren Hill Farm, Oakley, Eye IP21 4AN
Current Availability	Not for sale
Notes	Some repairs have commenced, and discussion of conversion options has begun. One of a small number of large, high quality Suffolk barns associated with manorial sites, in this case the adjacent Wingfield Castle.
Contact	Babergh / Mid Suffolk Heritage Team 01449 724529

