



#### House, Kudina mõis

Object ID:	80442455
Transaction:	Sale, House
County:	Jõgeva maakond
City/county:	Jõgeva vald Kudina
Floor:	2
Number of rooms:	17
Type of heating:	solid fuel
Year of construction:	1896
Ownership form:	registered immovable
Cadastral register number:	57802:003:0004
Total area:	946.50 m <sup>2</sup>
Area of plot:	58781.00 m <sup>2</sup>
Sale price:	705 000 €
Price per m <sup>2</sup> :	745 €

#### Additional info

new wiring, refrigerator, strip flooring, balcony, sauna, high ceilings, washing machine, furnished kitchen, shower

#### Information

Just a few dozen minutes' drive from Tartu lies Kudina Manor, a knight's estate that enchants with its classical historicist architecture and park, now awaiting a new lord and lady of the manor. **705 000 €**

The red-brick manor house was built in 1896 by Count Ernst von Manneuffel. The estate itself, however, is much older – Kudina Manor was first mentioned in the Livonian Register of Nobility in 1447. Throughout history, the manor has belonged to several renowned noble families such as Taube, Bock, Rosenkampf, and Stackelberg. The power and dignity of past centuries can easily be felt today.

The captivating manor house stands in the heart of a free-form park. In front of the manor lies a large round lawn and circular driveway, with massive ancient ash trees further away. As in the past, today the park still features a large orchard and a spacious pond.

The red-brick manor house stands strong and proud in the center of the beautiful park and is in excellent condition. Much of the house has been renovated inside, and many original manor-era architectural details have been preserved. Several rooms still feature original doors, the main floor ceilings are decorated with elegant cornices, and several rooms boast gorgeous ceiling rosettes.

Some of the 19th-century stoves have been restored and are in use, and from the foyer, a spiral iron-wrought staircase—manufactured in Riga and also found in the University of Tartu's main building—leads to the second floor. The main floor includes 2 bedrooms, a bathroom, a spacious kitchen, a dining room, an office, a living room, and a lounge. The rooms have been authentically renovated and furnished. From the main-floor living room, one can step out to a large terrace at the back of the house, an ideal place to sit during warmer days.

The second floor has been renovated in bright Scandinavian tones and features 4 cozy bedrooms, 2 bathrooms, a kitchen, a living room, and a walk-in closet. It has a separate entrance from the main entrance, and the rooms can, if desired, be used independently from the rest of the house.

In the basement, there is a spacious sauna and fireplace room for relaxation, along with several utility rooms. On the grounds, there is also a historic vaulted brick cellar from the manor era and an auxiliary building constructed in 2016.

For more information, feel free to get in touch!

#### Real estate agent

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