



LANWADES HALL

AWARD WINNING VENUE



LANWADES HALL

MEETINGS - EVENTS - CORPORATE



“

Thank you for hosting us last week, the feedback was really positive and the meeting went really well.

UK-GOV Dpt for International Trade

”

AT A GLANCE

- Exclusive hire available
- Up to 130 people indoors capacity and 350 outdoor (or marquee) capacity
- Accommodation: 15 bedrooms
- Beautiful Sunken Garden and Terrace for refreshments, breaks and lunches
- 4 state rooms accessible all day
 - Morning Room
 - Drawing Room
 - Great Hall
 - Old Library
- Indoor and outdoor options
- 12 acres of stunning grounds
- Fully Licensed onsite Bar



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ABOUT US

A Grand Mansion with a Royal History, perfectly suited for your next event

Once welcoming King Edward VII as a guest, Lanwades Hall stands as an unforgettable setting for your corporate gatherings. Whether you're planning conferences, meetings, training days, Christmas or summer parties, team-building activities, or exhibitions, our dedicated team is here to support you every step of the way—ensuring your event runs smoothly and successfully.

Approach through mirrored gatehouses and striking wrought-iron gates, then follow a magnificent half-mile tree-lined driveway to discover the elegance and charm that await. Set within 12 acres of beautifully landscaped gardens and grounds, our venue offers privacy, exclusivity, and a peaceful, secluded atmosphere for your delegates.

Enjoy exclusive use of four beautifully appointed state rooms, all located on the ground floor with abundant natural light and equipped with modern fibre broadband and Wi-Fi throughout. The Great Hall and The Morning Room are our largest spaces and can be arranged in rounds, cabaret, theatre style, or many other configurations to suit your needs. The Old Library serves as a perfect breakout or small meeting room, while The Drawing Room/Bar features a fully licensed bar, cosy sofas, and open fireplaces—ideal for informal networking.

Step outside to the Champagne Terrace and descend stone steps to the enchanting Sunken Garden. From there, enjoy a peaceful stroll to the Old Tennis Courts overlooking the Meadow and Orchard. Our extensive grounds provide not only a stunning backdrop but also additional space for team-building activities or marquee events.

Lanwades Hall is a fully exclusive, secure, and private luxury venue, offering all-season comfort with real open log fires, plentiful natural light, and excellent facilities to ensure your event is memorable in every way.



Four State Rooms

THE GREAT HALL

With its oak-paneled walls, grand open fireplace, and large stone mullioned windows, the Great Hall is bursting with character.

The rich dark oak paneling creates an intimate atmosphere where guests can feel the grandeur without ever feeling overwhelmed.

This versatile space allows you to design your seating plan to perfection. Its wooden panels also provide excellent natural acoustics—ideal for meetings and conferences—so you can even forego microphones and enjoy a beautifully natural sound experience.



THE MORNING ROOM

Bright and airy, the Morning Room overlooks the stunning Sunken Garden and welcomes the early morning sunshine. Framed by elegant white pillars and featuring a charming historic fireplace, this space offers a fresh and inviting atmosphere.

Conveniently located adjacent to the gardens, it's perfect for meetings, lunches, or refreshments, allowing guests to enjoy both comfort and beautiful views throughout the day.



THE OLD LIBRARY

The Old Library is an ideal retreat where your delegates can unwind between meetings. It's also perfectly suited for one-to-one catch-ups, private phone calls or simply when a little extra privacy is needed.

This spacious room is filled with natural light, creating a calming backdrop for your guests. Cosy sofas, two inviting fireplaces and beautiful antique furniture all come together to offer a warm, welcoming atmosphere.

During the winter months, we can light the fireplace to add that special touch of comfort—making it the perfect spot to relax and recharge away from the day's busy schedule.



THE DRAWING ROOM

The Drawing Room, with its inviting leather sofas, is perfectly positioned near the main entrance, making it an ideal spot to receive your delegates as they arrive.

With its beautiful dual aspect, guests can enjoy views over the surrounding paddocks or unwind on the window seat overlooking the elegant tree-lined avenue.

This welcoming space is typically used for delegate registration, a bar area, receptions, and coffee or tea stations. While it's not set up for meetings, it serves as a wonderful first impression and a relaxed area for refreshments throughout your event.



Capacities	Theatre style	Boardroom	Rounds	Cabaret
Great Hall	80	40	80	40
Morning Room	60	20	30	18
Old Library	20	10	16	N/A

- The Drawing Room is used for bar, registration, reception and refreshment station.
- Banqueting, Cabaret, Classroom, U-shape, Hollow and T shape can also be accommodated subject to total guest numbers.

OUTDOOR OPTIONS



THE TERRACE

The terrace offers a wonderful vantage point over the sunken garden, especially in the warmer months when the flowers are in full bloom and wildlife brings the space to life. Weather permitting, this expansive area is perfect for additional seating, breakout spaces, refreshment stations, or even transforming into a lively party area to end your evening in style. All-weather electrical sockets are conveniently available, making it easy to tailor the terrace to your event needs.

SUNKEN GARDEN

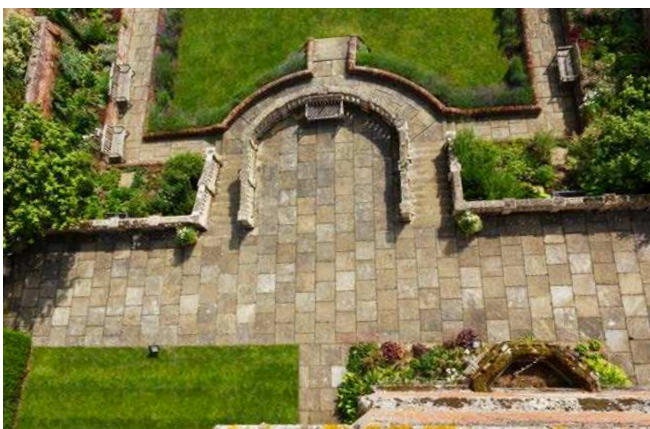
Guests can make their way down the elegant stone steps into our formal sunken garden, where wooden benches line the pathways—ideal for relaxing and soaking in the surroundings during breakout sessions. The lawn itself is a versatile space, well-suited for award ceremonies, casual entertainment viewing and more. We're here to assist with all the planning details to bring your vision to life.

OLD TENNIS COURTS

While the original tennis courts are no longer here, this expansive area provides a blank canvas for your event. Design the space entirely to your taste, or let us help you shape it into something special. Imagine starting the day with a yoga class in a marquee, organising energetic team-building games, or simply enjoying an impromptu football match to round off your event.

WOODLAND | WILDFLOWER MEADOW | ORCHARD

Nestled away from the main house, this beautiful area combines tranquil woodland, a flourishing wildflower meadow and an orchard—creating a peaceful haven for your guests. It's the perfect spot for a gentle stroll, a quiet moment to reflect, or simply to enjoy the sights and sounds of nature during your event. If your guests appreciate the great outdoors, they'll love exploring this serene space.



CORPORATE PARTIES

Infinite possibilities

Over the years, we've hosted all kinds of corporate parties, offering a wide range of possibilities to suit every company's needs.

Clients choose us for our versatile indoor and outdoor spaces, as well as our flexibility to adapt to all types of weather—whether it's hot, cold or rainy, we'll make sure your event runs smoothly.

We can arrange everything from bouncy castles, dodgems and carousels to team-building games and more.

Share your ideas with us—we're always happy to explore the options and bring your vision to life.

Indoors & Outdoors

No event is too large or too intimate for us. We've hosted gatherings from as few as 3 guests to over 250.

With our excellent range of trusted suppliers, we can provide everything from BBQs and hog roasts to food trucks and formal dinners, ensuring the perfect fit for your occasion.

Guests love having different areas to discover and enjoy, while still coming together in shared spaces for key moments.



Catering & Refreshments



CORPORATE PARTIES - CATERING

From sandwiches to elegant gala dinners, we've got your catering covered.

Share your plans with us, and we'll create the perfect menu for your event, tailored exactly to your needs. Whether you're considering food trucks, a formal dinner, or a light sandwich spread, we'll guide you through the options to ensure it's just right for your guests.

If you're organising a meeting or conference and require lunch catering, please request our corporate lunch menu & pricing.

Because every corporate event is unique, with a wide range of catering styles available.





VENUE HIRE

ALL DAY RATE – 9AM – 5PM	RATES 2026
Great Hall	£450
Morning Room	£300
Old Library	£250
Exclusive use of all 4 rooms	£850
Drawing Room - Complimentary with any room hire	
HALF DAY - MORNING: 8-12 OR AFTERNOON 1-5	RATES 2026
Great Hall	£270
Morning Room	£190
Old Library	£150
Exclusive use of all 4 rooms	£500
Drawing Room - Complimentary with any room hire	
EVENING RATE – 6PM – MIDNIGHT	RATES 2026
Great Hall	£500
Morning Room	£350
Old Library	£300
Exclusive use of all 4 rooms	£1,100
Drawing Room - Complimentary with any room hire - Can also be hired individually - please request pricing	

Price on Application (POA): Available for private dining, summer and garden parties, festive celebrations, and weekend events.

Half-day hire timings can be tailored to your requirements, subject to availability.

- Included in your corporate hire only:
- Use of our tables and chairs
 - Black table linen
 - Dedicated event manager on the day
 - Notepaper and a pen for each guest
 - Jugs of mineral water with glassware on each table
 - Refreshing mints provided for each table

- VAT not included in the prices above, it will be added to the invoice: 20%.



EQUIPMENT HIRE

	RATES 2025
Projector and screen	£60
60" TV screen - (recommended)	£60
Flip chart and pens	£12.50
White board and pens	£12.50

Complimentary:

Secure Wi-fi
 PA Systems (2 speakers and 1 microphone)
 Lectern
 Easels (for displaying signage)

- VAT not included in the prices above, it will be added to the invoice: 20%.

MORE INFO

SOME HISTORY OF THE HALL...

Lanwades Hall is a historic Edwardian Grade II Listed manor house nestled in the Suffolk countryside. The property was completed in 1907 and was commissioned by James Larnack using the £5,450 winnings from a £500 bet he had placed when his horse Jeddah won the 1898 Derby.

LOCATION

Centrally located for those travelling from all over East Anglia and from London, we are located just 20 minutes' drive from Cambridge, 8 minutes from Newmarket and just over an hour from London City Airport as we have excellent access to the M11, A14 and A11.

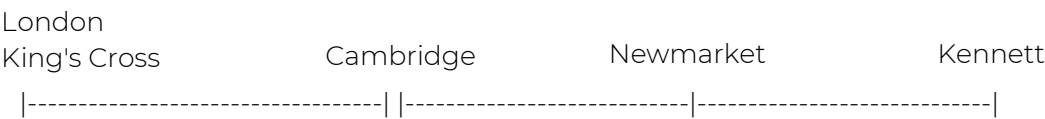
Kennett rail station is only 1 mile from the venue / 5 minutes by taxi.

Free parking for 100+ cars onsite

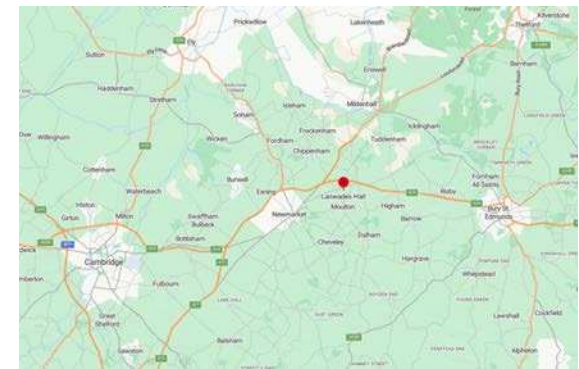
Find us:

By Car: easy access from surrounding major roads (M11, A11, and A14).

By Train: the closest train station from us is Kennett, about 1 mile.



- Newmarket: 3 miles
- Bury St Edmunds: 11 miles
- London: 72 miles
- Cambridge: 18 miles
- Ely: 16 miles
- Stansted Airport: 38 miles
- Luton Airport: 55 miles



Contact details:

Email: info@lanwadeshall.co.uk - Tel.: +44 1638 311 788 - Web: www.lanwadeshall.co.uk
Address: Lanwades Hall, Bury Road, Kentford, Newmarket, CB8 7UA