

Derby House

Buxton

The grade II listed Derby House was built in the mid 19th Century as a villa overlooking Buxton's Pavilion Gardens. The house is one of several which may have been designed with input from Sir Joseph Paxton or his pupil Edward Milner, as part of Paxton's design for Pavilion Gardens commissioned by the Duke of Devonshire, or Robert Rippon Duke in his role as the surveyor to the Devonshire estate in Buxton.

The building was extended and modified several times during the 19th Century, eventually doubling in size. Whilst latterly used as a care home for a period of several decades, the building still contained many features of historic significance and interest. Bench Architects carried out a thorough analysis of the phased development of the building and an assessment of heritage significance in order to properly inform and justify proposals to find a sustainable new use. Following extensive negotiation with High Peak Borough Council, Bench Architects obtained planning and listed building consents for a sensitive remodelling and conversion into six apartments, retaining both the essential character of the interior and the surviving historical features, while addressing complex issues including car parking and high natural radon gas levels.

