

STAY AT BOTANY

GREATER MANCHESTER | UK

A house made for
staying - and creating.

Film | TV | Photography | Advertising | Content Production

LOCATION PACK 2026

THE LOCATION

One distinctive home.

A spacious private five-bedroom house with a strong visual identity, generous proportions and a versatile mix of contemporary and character-rich interiors.



Stay at Botany is available for film, television, advertising, photography and content production. The house is arranged over three floors, with multiple living and bedroom spaces, a large garden and private hot tub.

5

BEDROOMS

3

FLOORS

~65m²

OPEN-PLAN SPACE

12

OVERNIGHT GUESTS

THE CENTREPIECE

Open-plan kitchen, living & dining.



Approximately 8.9 x 7.3m (~65m²), this is the principal production space: broad sight lines, a large kitchen island, dining and seating zones, and multiple directions from which to frame a shot.

WHY IT WORKS

Large continuous floor area | Multiple shooting angles | Distinctive dark kitchen | Sociable layout | Strong natural-light potential

Multiple looks in one house.



Space beyond the interiors.

The rear garden adds a contrasting outdoor setting and additional production possibilities.



BEDROOMS

Private spaces with variety.

Five bedrooms across three floors provide additional settings, holding areas and accommodation flexibility.



Room dimensions.

Approximate measurements, width x length. Further access and production information can be supplied for specific enquiries.

GROUND FLOOR

Open-plan kitchen / living / dining	8.9 x 7.3m ~65m ²
Entrance hall	1.9 x 4.5m
Front living room	3.5 x 3.9m
Bedroom 5	3.3 x 2.5m

FIRST FLOOR

Principal bedroom	4.5 x 4.1m
En-suite	1.4 x 3.4m
Bedroom 2	3.4 x 4.0m
Bedroom 3	3.1 x 3.8m
Landing	2.1 x 5.5m
Family bathroom	1.8 x 3.4m

SECOND FLOOR

Bedroom 4	4.1 x 3.6m
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PRODUCTION

Designed to be useful on the day.

Stay at Botany welcomes professional location enquiries and recce requests. Production rates are quoted according to the requirements of each project.

Suitable for

Film, television, commercials, editorial, stills, branded content and social/content production.

Recce

Viewings can be arranged in advance for genuine production enquiries.

Rates

Quoted according to crew size, hours, usage, production type and specific requirements.

Accommodation

The property can sleep up to 12 guests when overnight accommodation forms part of the requirement.

Privacy

The exact property address is supplied to confirmed guests and appropriate production enquiries.



A quick visual overview.



ENQUIRIES

Let's create something here.

For film, TV, photography, advertising and production enquiries, please get in touch by email. Include proposed dates, production type, approximate crew size and anticipated hours where possible.



STAY AT BOTANY

Greater Manchester, UK

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stayatbotany@gmail.com

Exact address supplied to confirmed guests and appropriate production enquiries.