

Fells Function Space Description

The Fells with its historic 22-room Colonial Revival mansion, expansive grounds and manicured gardens is the perfect venue for small to medium size weddings, corporate retreats and conferences, reunions, meetings, family gatherings, cocktail receptions and other special occasions.

The Gardens

There are several outdoor gardens and sites from which to choose.



- The Rose Terrace—a rectangular shaped level lawn area that overlooks the Rock Garden and Lake Sunapee vista, bordered by the Main House, stone wall with fountain and plantings of unusual annuals, tender perennials, fragrant roses and clematis. Accommodates up to 175 guests and a 40' x 60' tent. Uses: Wedding ceremonies and receptions, renewal of vows, conferences, reunions, memorials, anniversaries or other special occasions.



- The South Field—a casual 40' x 60' field area with a slightly uneven terrain located near the Heather Bed with upward views of the Rock Garden and House beyond. Accommodates up to 150 guests and a 40' x 60' tent. Uses: Perfect for picnics and family gatherings, wedding ceremonies, renewal of vows, memorials or other services. Some level space for table and chair set-up.



- The North Lawn—a 70' x 75' slightly sloping area with views of the north Lake Sunapee vista. Flanked on the east by two magnificent apple trees, on the south by the Old Garden, on the west by the butterfly field and on the south by the Main House Veranda. Accommodates up to 175 guests and a 50' x 60' tent. Uses: Conferences, wedding ceremonies and receptions, renewal of vows, memorials, picnics and family gatherings or other special occasions. Adequate level space for table and chair set-up.



- The Perennial Border—a long level lawn area measuring 35' x 160' situated between the Main House Veranda and Perennial Border. Overlooks the 135-foot perennial



garden with ever-changing blooms of pink, blue and white. Accommodates up to 175 guests and a various combination of tents. Uses: Wedding ceremonies and receptions, renewal of vows, conferences, reunions, occasions.



- The Old Garden—the original garden, a private sanctuary hidden among towering rhododendrons, carpeted with moss and pine needles, adorned with stone walls, trellis, fountain and moss covered stone table and benches. A quiet, semi-shaded setting measuring 20' x 40' that accommodates seating for 12 and a total of 60 guests. No tents allowed in this area.



- The Pebble Court—a 60' x 65' courtyard laid with pea stone that adjoins the east side of the House. Surrounded by lilacs, boxwood and yew hedges, this area is protected and has easy access to the Main House. Accommodates 150 guests and a 50' x 40' tent with many different seating options. Uses: Conferences, classes, receptions or other functions requiring table and chair set-up.

The Main House

The south wing of the Main House is available for small weddings, conferences and other suitable functions with guests numbering less than 60.



- Dining Room—a lovely room measuring 24' x 18' with fireplace and french doors that open to the Rose Terrace. Accommodates up to 50 guests seated theatre style for wedding ceremonies or conferences. Other seating plans for business meetings or conferences accommodate between 18 and 48 participants for dining or meeting space.



- Library—measuring 24' x 18' adjoins the Dining Room and has french doors that open to the Rose Terrace. Perfect for break-out meeting space or for cocktails following wedding ceremonies or other events.



- The South Hall—a 52' long hall with french doors opening onto the Veranda. Accommodates 40 to 50 guests seated at round or oblong tables. Perfect for dining set-up.
- The Veranda—a brick surfaced 90' x 12' west facing porch that overlooks the beautiful Perennial Border. Open on three sides with views of Lake Sunapee vistas. Accommodates up to 50 guests when the Main House is open for public viewing and 125, when the House is closed. Many different seating plans available. Uses: Wedding ceremonies and receptions, renewal of vows, conferences, reunions, memorials, anniversaries or other special occasions. Perfect for dining set-up.

Guests attending private functions may self-guide the gardens or Main House for no additional charge when it is open for public viewing. Private guided tours can be arranged for an additional fee. Kitchen and restroom facilities are included with all rental options.