



FONTMELL PARVA DT11
£4,500 PER MONTH AVAILABLE 08/01/2024




Hamptons

THE HOME EXPERTS

{ THE PARTICULARS

Fontmell Parva DT11

£4,500 Per Month
Unfurnished

 **5 Bedrooms**
 **3 Bathrooms**
 **3 Receptions**

Features

- Presented to a High Standard, - Stunning Views, - Rural Setting, - Garage and Driveway

Council Tax

Council Tax Band D

Hamptons

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{ BEAUTIFUL HOME IN A RURAL SETTING

The Property

A truly stunning and beautifully presented period home in an idyllic setting. The property offers spacious accommodation which is presented to a high standard throughout. The ground floor accommodation comprises a gorgeous sitting room with a fireplace, a cosy snug with built in shelving, a garden room with a vaulted ceiling and a kitchen diner with a range cooker, built in dishwasher and fridge freezer. A downstairs cloakroom completes the ground floor. On the first floor, there are three well-proportioned double bedrooms, including a generous primary bedroom with en-suite shower room. The other two bedrooms are serviced by a luxury family bathroom. Outside there is a converted barn which offers two further double bedrooms and a shower room, ideal to use as a guest suite or alternatively as a home office. Located in a secluded setting with views over rolling countryside. The gated entrance opens into a driveway providing parking for multiple vehicles. There is a car barn and a garage. The garden is mainly laid to lawn with a patio seating area and an additional seating area at the bottom of garden overlooking the surrounding views.

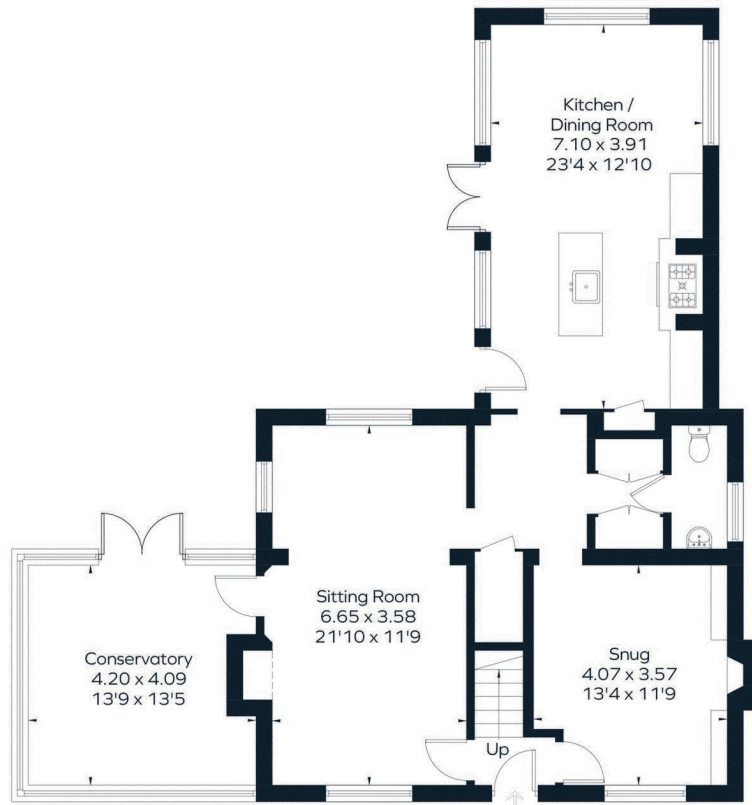
Location

The village of Child Okeford is 1.5 miles away which offers an excellent range of facilities to include a post office, a general store, a Church, two public houses, a doctor's surgery and a primary school with a nursery. Further facilities can be found in the nearby towns of Blandford Forum (7.5 miles) and Shaftesbury (6.4 miles). With a mainline railway station in Gillingham (10.1 miles). There is a fantastic range of local schools

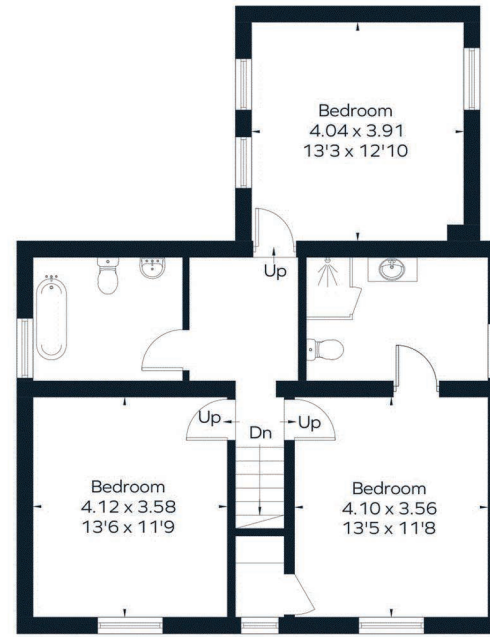
in the area including Bryanston School, Clayesmore School, The Blandford School, Hanford School, Port Regis, Knighton House, Sandroyd, Sherborne Boys and Sherborne Girls, to name a few.



Approximate Floor Area = 176.4 sq m / 1899 sq ft
 Outbuildings = 63.2 sq m / 680 sq ft
 Total = 239.6 sq m / 2579 sq ft



Ground Floor



First Floor



(Not Shown In Actual Location / Orientation)



This floor plan has been drawn in accordance with RICS Property Measurement 2nd edition.
 All measurements, including the floor area, are approximate and for illustrative purposes only. @fourwalls-group.com #61691

For Clarification

We wish to inform prospective tenants that we have prepared these particulars as a general guide and they have been confirmed as accurate by the landlord. We have not verified permissions, nor carried out a survey, tested the services, appliances and specific fittings. Room sizes are approximate and measurement figures rounded: they are taken between internal wall surfaces and therefore include cupboards/shelves, etc. Accordingly, they should not be relied upon for

carpets and furnishings. It should also be noted that all fixtures and fittings, carpeted, curtains/blinds, kitchen equipment and garden statuary, whether fitted or not, are deemed removable by the landlord unless specifically itemised with these particulars. Please enquire in office or on our website for details on holding deposit and tenancy deposit figures.

