



Steven Oates are delighted to offer this exceptional three bedroom barn conversion, perfect for that country retreat barn conversion. Set within impressive grounds, the accommodation has been meticulously maintained and comprises; 3 bedrooms, 3 bathrooms, open plan lounge, kitchen&diner, entertaining room, driveway with electric gates and surrounding gardens with views over the beautiful countryside. The property is offered furnished or unfurnished and is available immediately. Viewing is highly recommended.







Approximate Gross Internal Area 2390 sq ft - 222 sq m

Ground Floor (The Courtyard) Area 1454 sq ft – 135 sq m
First Floor (The Courtyard) Area 536 sq ft – 50 sq m
Outbuilding (The Courtyard) Area 400 sq ft – 37 sq m



Score	Energy rating	Current	Potential
92+	A		
81-91	B		82 B
69-80	C		
55-68	D		
39-54	E		
21-38	F	23 F	
1-20	G		



Although Pink Plan Ltd ensures the highest level of accuracy, measurements of doors, windows and rooms are approximate and no responsibility is taken for error, omission or misstatement. These plans are for representation purposes only as defined by RICS code of measuring practise. No guarantee is given on total square footage of the property within this plan. The figure icon is for initial guidance only and should not be relied on as a basis of valuation.



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Whilst we endeavour to make our sales particulars fair, accurate and reliable, they are only intended as a general guide to the property. Measurements and distances are approximate. These particulars do not form part of any offer or contract. If there are important matters that are likely to affect your decision to buy, please contact us before viewing the property. Please note that we have not tested the services, equipment or appliances in this property, accordingly, we advise prospective buyers to commission their own survey or service reports before finalising any offer to purchase.