





A Distinctive Equestrian Barn Conversion in a Sought-After Village Setting

Set in a private and secure plot on the edge of the charming village of Anslow, this beautifully appointed barn conversion offers a rare opportunity to acquire a truly one-of-a-kind equestrian home. Enjoying direct access onto a bridle path, the property is perfectly suited for equestrian enthusiasts, combining stylish modern living with extensive facilities.

The Pump House has been thoughtfully converted by the current owners to create an elegant and spacious residence, boasting characterful features and high-end finishes throughout. The accommodation includes an impressive entrance hall, guest cloakroom, a stunning living room with uninterrupted views over open fields, a feature log burner, and an open-plan sitting and dining area flowing seamlessly into a bespoke kitchen complete with central island and AGA.

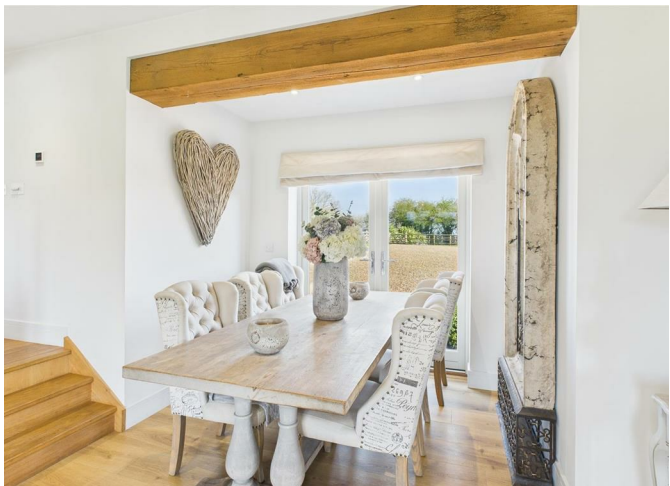
Upstairs, there are four generously proportioned double bedrooms and three luxurious bathrooms, all finished to a high standard.

Outside, the equestrian facilities include a range of timber-framed stables, post and rail paddocks, and an oak-framed barn-style car port, complemented by extensive garaging and a large driveway/yard area. The entire plot is enclosed by mature hedging, ensuring privacy and shelter.

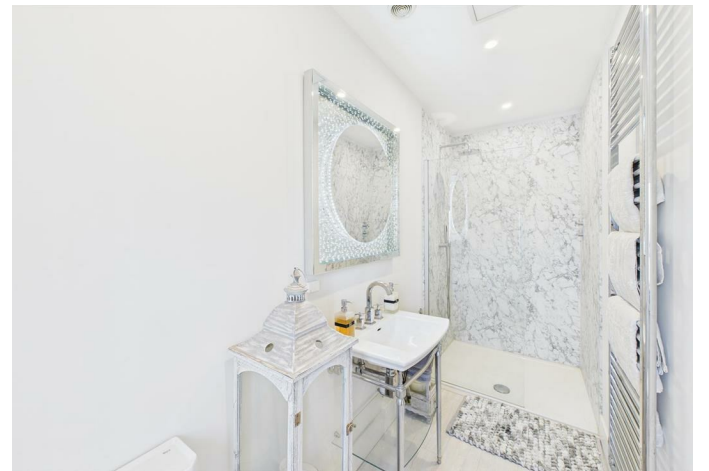
With scope to further enhance the equestrian facilities (subject to planning), this is a truly unique offering in a stunning rural yet accessible location.





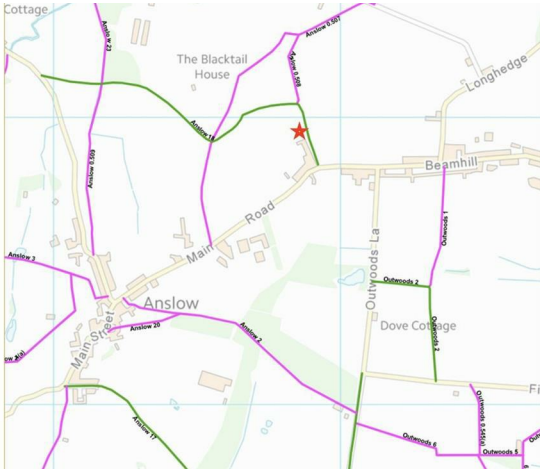


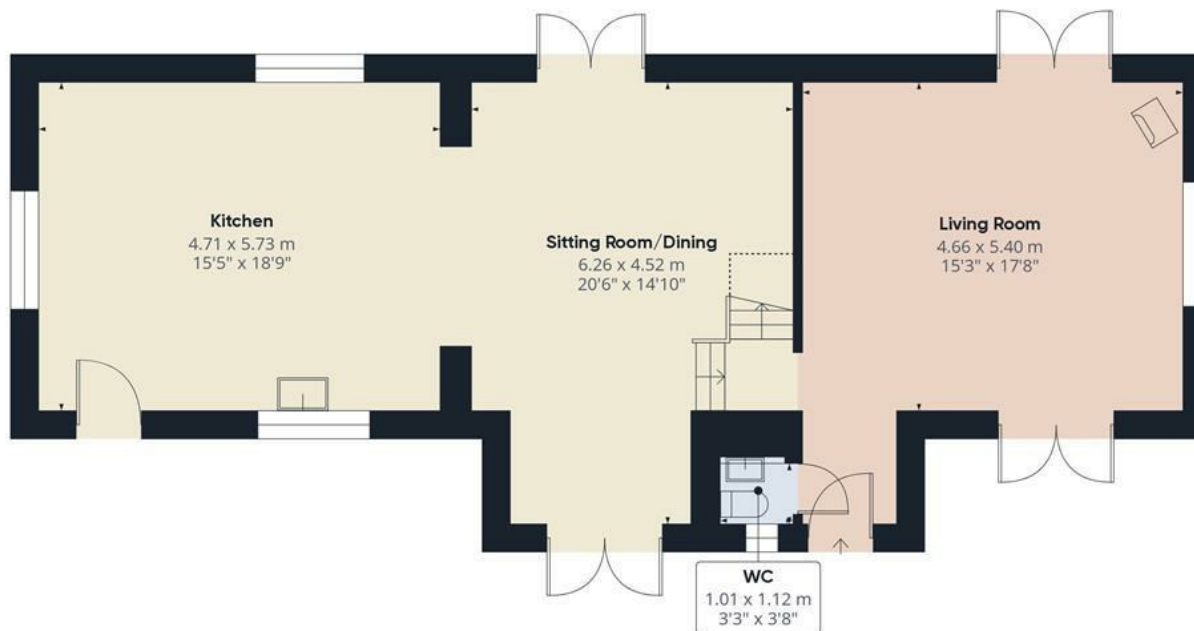












Floor 0 Building 1



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Approximate total area⁽¹⁾

146.97 m²

1581.97 ft²

Balconies and terraces

17.48 m²

188.15 ft²

Reduced headroom

0.96 m²

10.3 ft²

(1) Excluding balconies and terraces

Reduced headroom

..... Below 1.5 m/5 ft

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

Calculations are based on RICS IPMS 3C standard.

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Floor 0 Building 2

Approximate total area⁽¹⁾

102.33 m²

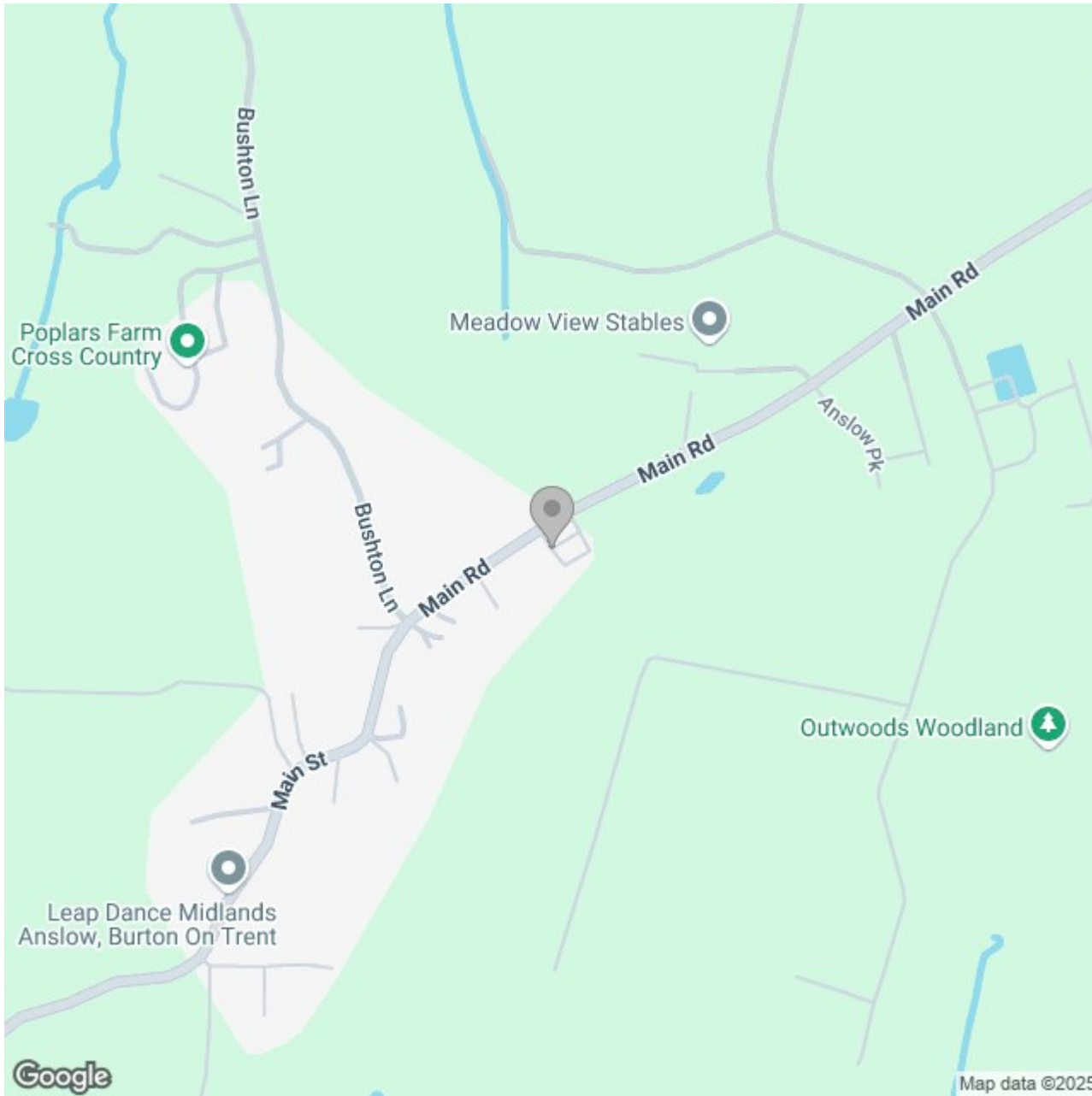
1101.47 ft²

(1) Excluding balconies and terraces

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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC 