

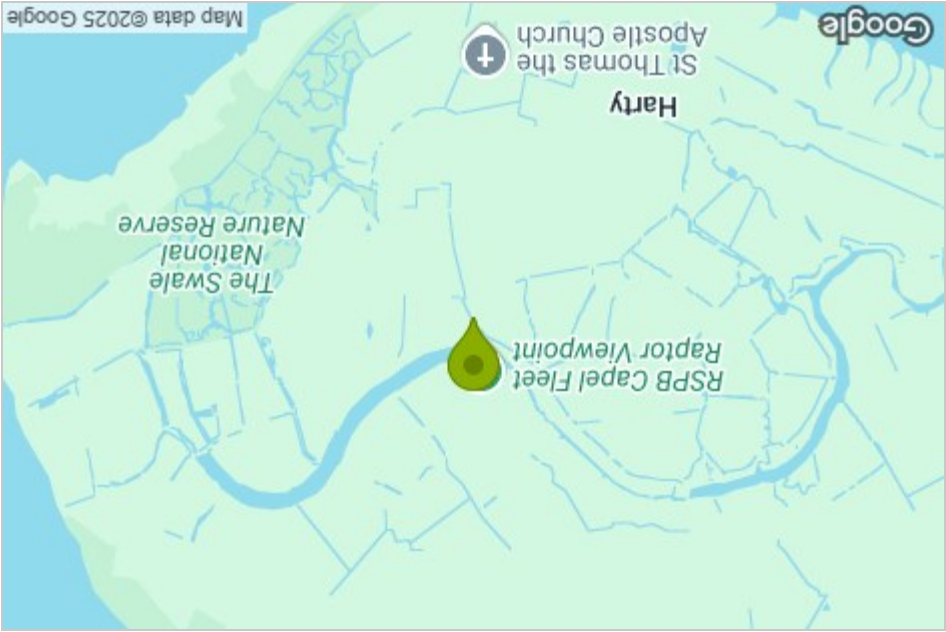
These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

Please contact our Isle of Sheppey Office on 01795 666 666 if you wish to arrange a viewing appointment for this property or require further information.

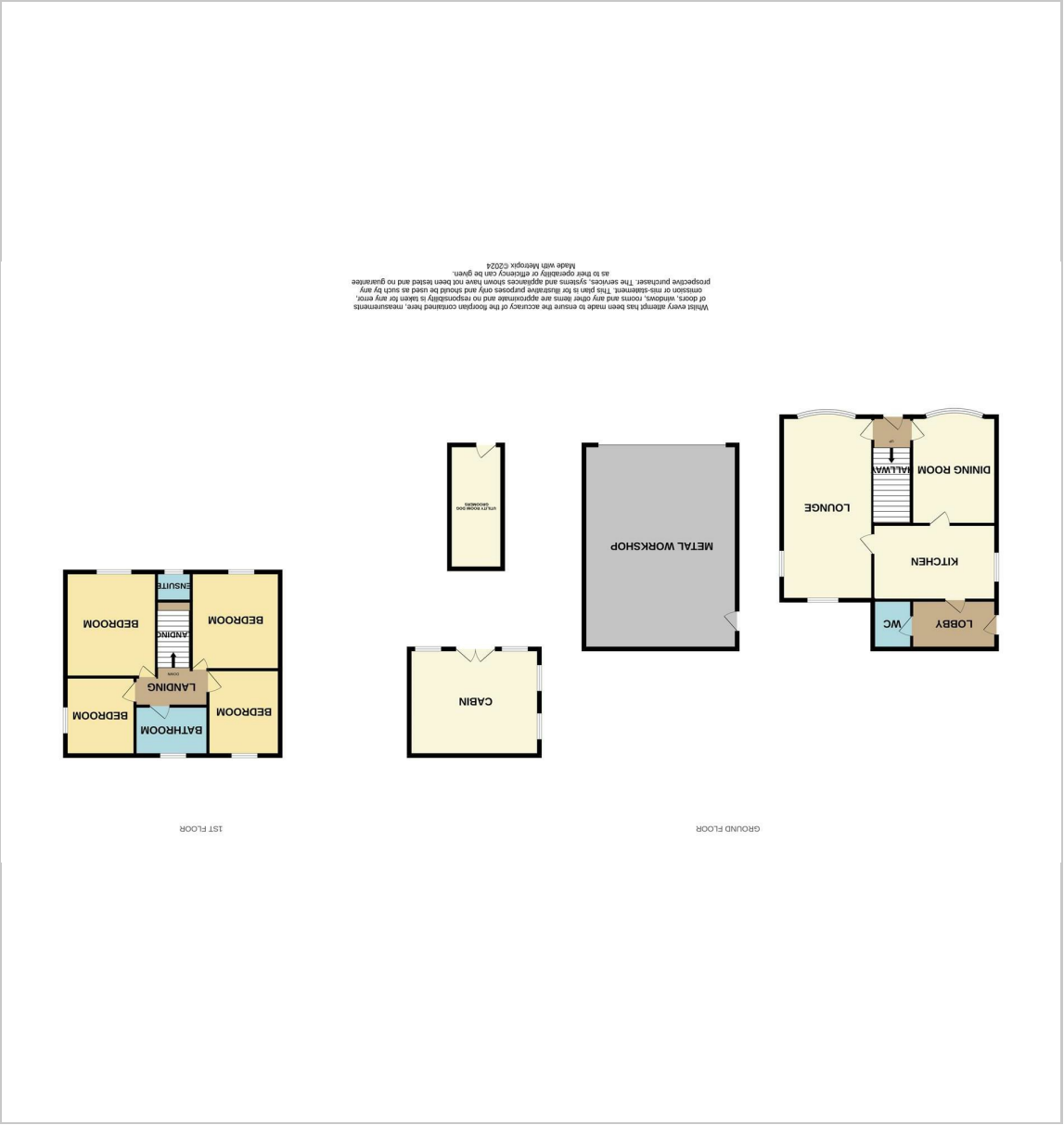
Viewing

Energy Efficiency Rating		
EU Directive 2002/91/EC	Current	Potential
England & Wales		
Not energy efficient - higher running costs		
(1-20)	G	
(21-30)	F	
(31-54)	E	
(55-60)	D	
(61-80)	C	
(81-91)	B	
(92 plus)	A	
Very energy efficient - lower running costs		
45		95
England & Wales		
EU Directive 2002/91/EC	Current	Potential
Not environmentally friendly - higher CO2 emissions		
(1-20)	G	
(21-30)	F	
(31-54)	E	
(55-60)	D	
(61-80)	C	
(81-91)	B	
(92 plus)	A	
Very environmentally friendly - lower CO2 emissions		
Environmental Impact (CO ₂) Rating		
EU Directive 2002/91/EC	Current	Potential
England & Wales		
Not environmentally friendly - higher CO2 emissions		
(1-20)	G	
(21-30)	F	
(31-54)	E	
(55-60)	D	
(61-80)	C	
(81-91)	B	
(92 plus)	A	
Very environmentally friendly - lower CO2 emissions		

Energy Efficiency Graph



Area Map



Floor Plan



Brewers Hill Farm house Harty Ferry
Dysdon-On-Sea, Sheerness, ME12 4BG

Asking price £750,000



Brewers Hill Farm house Harty Ferry Road



- Four Bed Detached House
- Rural Location Stone Throw To The Elmley National Nature Reserve
- Dry School
- Utility Room/ Dog Groomers
- Cabin /Workshop
- 2.75 Acres
- Horse Stables
- Metal Shed Was Used As A Workshop
- Stunning Estuary Views
- Double Garage

Description

James Perry welcome you to this unique 4-bedroom detached house located on Harty Ferry Road in the picturesque village of Leysdown-On-Sea, Sheerness stone throw to the Elmley National Nature Reserve., This property boasts not only 2 reception rooms and 2 bathrooms but also sits on an impressive 2.75 acres of land, providing ample space for various activities and relaxation.

One of the standout features of this property is the inclusion of a dry school and stables, perfect for those with equestrian interests or looking to explore new hobbies. At the property you also have a grooming room and a utility room. The stunning views surrounding the house offer a tranquil and scenic backdrop, creating a peaceful and idyllic setting for you to call home.

Additionally, the metal workshop on the premises provides a versatile space for DIY projects, storage, or even converting it into a creative studio, you also have the added bonus of the wooden cabin with stunning views that also can be used as another place to work or relax in. Whether you are looking for a family home with room to grow, a peaceful retreat away from the hustle and bustle, or a property with potential for various activities, this house on Harty Ferry Road offers a unique opportunity to create the lifestyle you desire.

Don't miss out on the chance to own a piece of countryside paradise with this delightful property. Contact us today to arrange a viewing and envision the endless possibilities that this house and its surroundings have to offer.

Leysdown-On-Sea, Sheerness, ME12 4BG

