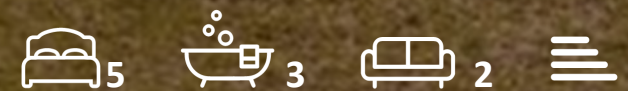




Broad Acre Farm Poole Road
Lytchett Matravers, Poole, BH16 6AF

Guide price £1,100,000



Broad Acre Farm Poole Road

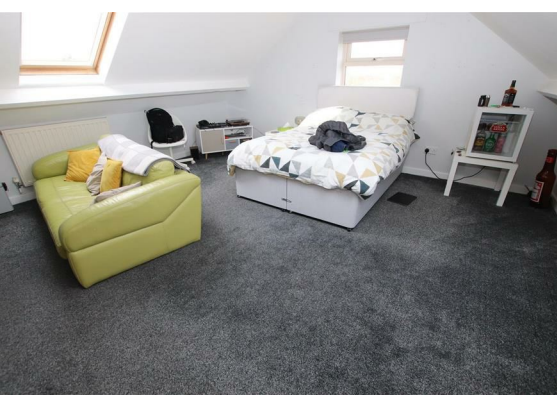
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The St Quintin Property Group are delighted to offer for sale this stunning, 7.5 acre multiple use equestrian offering in the form of a beautiful barn/ country styled residence, a well stocked fishing lake, stables and tack room, multiple outbuildings and vast garaging. The agent has been advised that this breath taking property has formerly been used as a landing area for helicopters; N50.45'.802 W002.3'.431 and as a caravan site for ten months of the year (current permissions may be required - please seek advice). Please note - Further high resolution photos To Be Uploaded On Thursday 18th January.

Broad Acre Farm can be found in the popular village of Lytchett Matravers in Dorset, nearby to the towns of Wareham, Poole, Dorchester and Blandford. Sandy beaches are found at Studland (17 miles), Swanage (18 miles) and Poole (5 miles). Enjoy national hunt racing at Wincanton (34 miles), flat racing at Salisbury (30 miles) and local point-to-points at Badbury Rings (6 miles) and Milborne St Andrew (12 miles). Local equestrian centres include Moreton EC (16 miles), Parley EC (12.5 miles) and Bagnum EC (20 miles). The property is also just over an hour away from Chard Equestrian, while Dorset Showground is under 45 minutes away from the front door. Head out with the South Dorset Hunt once the season comes around, or make use of the cross country facilities on offer at Stour XC (4 miles) this Summer. The property is discreetly located and offers spectacular views across the surrounding area, including of the World Heritage Jurassic Coast to the south.

The sitting/dining room is a generous, bright space with wooden floors, beamed ceiling, large wood burner and two sets of double doors opening on to the expansive decking area which in turn overlooks the property's grounds. The kitchen/breakfast room blends a rustic style, with exposed wooden flooring and cupboards, with contemporary black 'Galaxy' granite worktops.





Floor Plan

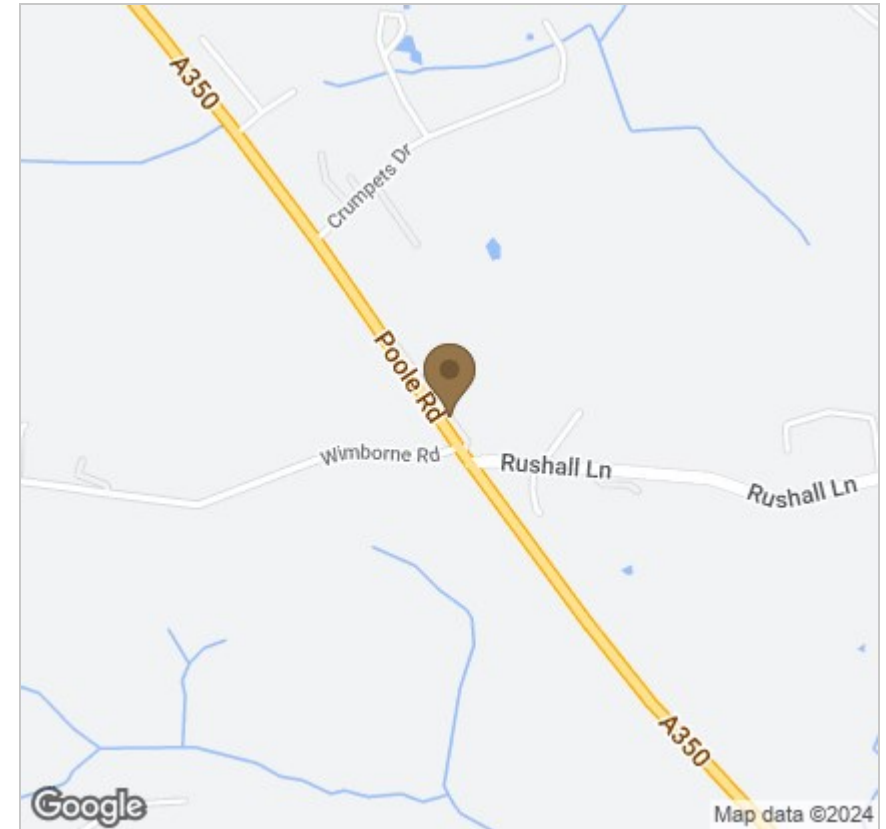


Viewing

Please contact our StQ Property Group Office on 01202877123 if you wish to arrange a viewing appointment for this property or require further information.

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.

Area Map



Energy Efficiency Graph

