



Stanholm Residential Home

Ref: 8877754

Mill Hill, Edenbridge, TN8 5DB

Freehold: £995,000

Vacant detached Grade II Listed property

2 storey purpose built extension

22 bedrooms, 9 en suite

Internal size circa 657 square meters

Level garden and off street parking

Shaft lift. Energy Rating C



A Grade II Listed detached property, which has been converted with a modern two storey purpose built extension.

Client accommodation is on the ground and first floors served by a shaft lift, and there is also ancillary accommodation on the lower ground floor.

A video tour is available at the link below:

<https://bakerlile-360virtualtours21.s3.eu-west-2.amazonaws.com/stanholm/index.htm>

Location

The home is in Edenbridge - a popular commuting town on the Kent/Surrey border, in a predominantly residential location, on a bus route near a hospital and less than one mile from the train station, which has trains to London in circa one hour.

The Opportunity

This is an excellent opportunity to acquire a vacant detached Grade II Listed residential care home with a purpose built extension, which is situated in an affluent area on the Kent/Surrey border.

Internal Details

Lower Ground floor - kitchen, laundry and linen store.

Ground Floor - reception, two lounges with access to the garden, dining room and kitchenette, two offices, eight bedrooms (four en suite), shaft lift.

First Floor - 14 bedrooms (four en suite), bathroom and shower room.

External Details

There are level enclosed gardens and patio seating areas and a further area to the rear providing communal off street parking and gardens.

While every effort has been made to ensure the accuracy of the floor plan contained herein, BakerLife is not responsible for errors or omissions of any kind, including but not limited to, errors or omissions in the number, location, or description of rooms, fixtures, or equipment, or in the dimensions, area, or volume of any space. BakerLife is not responsible for any damage to the property or any other loss, including but not limited to, loss of income, loss of data, or loss of any other kind, arising from the use of the floor plan. The floor plan is provided as a guide only and should not be used as the sole basis for any decision. BakerLife is not responsible for any damage to the property or any other loss, including but not limited to, loss of income, loss of data, or loss of any other kind, arising from the use of the floor plan. The floor plan is provided as a guide only and should not be used as the sole basis for any decision.

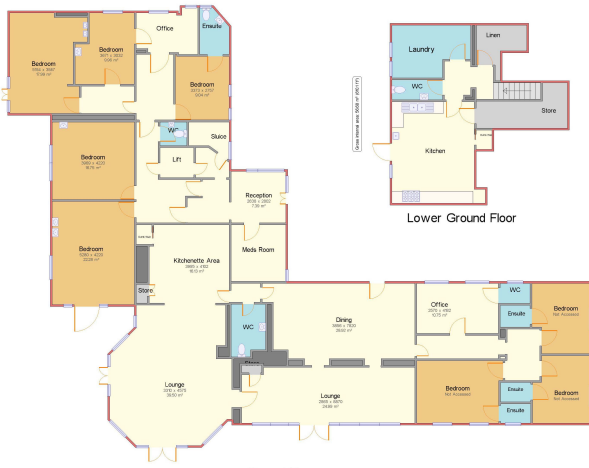
DO NOT SCALE THIS DRAWING

Drawing Key

Rev	Date	Amendments

BakerLife
 Tel: 01924 678005
 info@bakerlife.com
 www.bakerlife.com

Project	
Floor Plans	
Starholm Residential Care Home Edenbridge Kent TN8 5DB	
Drawing No:	8888-20-JNL-22
Drawing Title:	Floor Plan
Drawing Date:	2022
Drawing Size:	A1 Sheet 1



Ground Floor



Lower Ground Floor



1st Floor

Customer Due Diligence Checks

The Money Laundering, Terrorist Financing and Transfer of Funds (Information on the Payer) Regulations 2017 (as amended) require us to conduct due diligence checks upon all purchasers. When an offer has been accepted, the prospective purchaser(s) will need to provide, as a minimum, proof of identity and residential address; if the purchaser is a company or other legal entity, then any person owning more than 25% must provide the same. These documents must either be handled and copied by a Christie & Co employee, or certified copies be provided.

Contact

No direct approach may be made to the business. For an appointment to view, please contact the vendor's agent:

John Harrison

Director

M:+44 7764 241 296

E:john.harrison@christie.com

London



Christie Finance is an independent finance broker recommended by Christie & Co. For full information on the finance options available for this business or any other, please call 0344 412 4944.



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