

Symonds  
& Sampson

# The Stables

Armswell Farm, Plush, Dorchester, Dorset



# The Stables

Armswell Farm

Plush

DT2 7RN

A substantial beautifully presented furnished single storey barn conversion currently run as a busy holiday let.



- Furnished
- Available immediately
- Situated in the popular village of Plush
  - Substantial property
- Far reaching countryside views
- Parking for several vehicles

## £3,000 Per Month

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## THE PROPERTY

A substantial beautifully presented furnished single storey barn conversion currently run as a busy holiday let.

Available immediately for an initial 12 month term, pets considered at the Landlords discretion.

The Stables is a detached 7-bedroom 4-bathroom property with the typical character features you would expect such as vaulted beamed ceilings, and exposed stone and brick walls. The open plan farmhouse kitchen/dining room is fully fitted and leads into the large and spacious sitting room with French style doors on to the large patio area which provides views across the surrounding 650 acres of dairy farm.

The property benefits from a large garden, off road parking for several vehicles and oil central heating.

Rent - £3000 per month / £692 per week

Holding Deposit - £692

Security Deposit - £3461

EPC band - E

Council Tax Band - E

Agents Note: Further detached 7 bedroom furnished property also available.

## SERVICES

The rent is exclusive of all utility bills including council tax, mains electricity, drainage via a septic tank and oil for heating. Water is provided by a natural spring. There is mobile signal and Ultrafast broadband provided to the property as stated by the Ofcom website. There is no recorded flood risk at the property. The property is of a stone build under a slate roof and will be let furnished.

<https://www.ofcom.org.uk/phones-telecoms-and-internet/advice-for-consumers/advice/ofcom-checker>

<https://www.gov.uk/check-long-term-flood-risk>

## SITUATION

Situated in the small village of Plush which is part of the civil parish of Piddletrenthide. The village benefits from a popular local pub and the area is ideally suited for countryside walks. The larger county town of Dorchester is approximately 8 miles away which has a comprehensive range of facilities including the County Hospital, and mainline station on the London Waterloo line. The area is particularly well served with a network of both footpaths and bridleways across the surrounding rolling down land. Sporting facilities are varied and include golf at the Dorset Golf & Country Club, Dorchester (two clubs), sailing and water sports along the Jurassic coast.

## DIRECTIONS

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# Armswell Farm, Plush, Dorchester

Approximate Area = 2337 sq ft / 217.1 sq m

Limited Use Area(s) = 266 sq ft / 24.7 sq m

Total = 2603 sq ft / 241.8 sq m

For identification only - Not to scale

Energy Efficiency Rating		
Very energy efficient - lower running costs	Current	Potential
A++ (91-100)		
A+ (81-90)		
A (71-80)		
B (61-70)		
C (51-60)		
D (41-50)		
E (31-40)		
F (21-30)		
G (1-20)		
Energy efficiency graph (simplified)		
England & Wales		



FIRST FLOOR



GROUND FLOOR



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2025. Produced for Symonds & Sampson. REF: 1386017



Blandford/LM/December25



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