



Manor Court Farm, Ashurst, Tunbridge Wells, Kent, TN3 9TB

£575,000 Freehold

When experience counts...

est. 1828
bracketts

2 Spring Barn is set within this stylish barn conversion nestling within the exclusive development of Manor Court Farm. There are just 11 homes in this beautiful rural setting in Ashurst village. This exclusive development commands an exceptional setting in a peaceful private enclave on the borders of West Kent and East Sussex. Formerly a working farm, this is a masterful blend of old and new, retaining some heritage from the original farm and their original Oast houses with their quintessentially Kent roundels. Oaken Barn, The Coach House, The Pond House, The Dairy, The Oast, Spring Barn and Crofters give a flavour of the character properties you'll find at Manor Court Farm whilst having luxurious modern specifications. These homes blend contemporary fittings with striking architectural features, air source heat pumps, painted kitchens and quartz worktops. Some of these homes enjoy elevated views over to the horizon in this selection of 2, 3, 4 & 5 bedroom homes which range from 105 to an impressive 550 sq. m.

- A Mid Terrace 3 Bedroom House
- Beautiful Countryside Setting in Ashurst
- Exclusive Development of 11 Individually Designed Houses
- Designed and Fitted to a High Specification
- Flexible 2/3 Bedroom Accommodation
- Ground Floor Underfloor Heating with Air Source Heat Pump
- 10 Year Build Zone Warranty



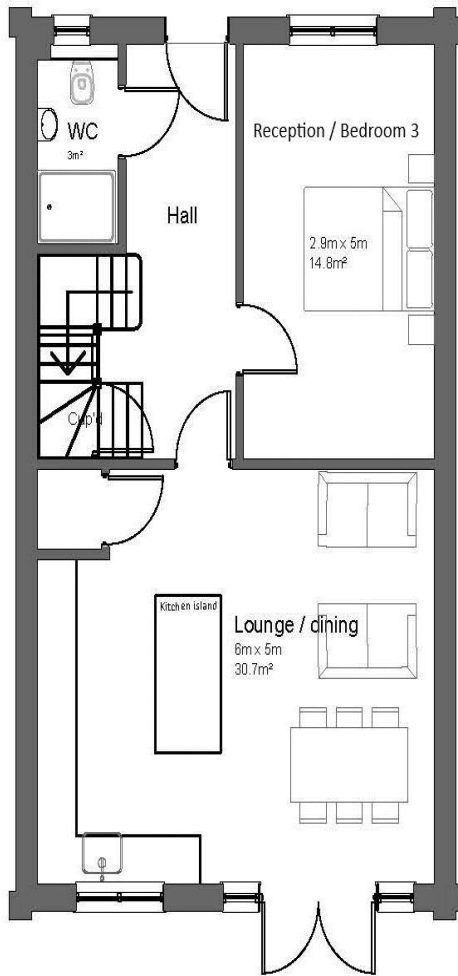


LOCATION:

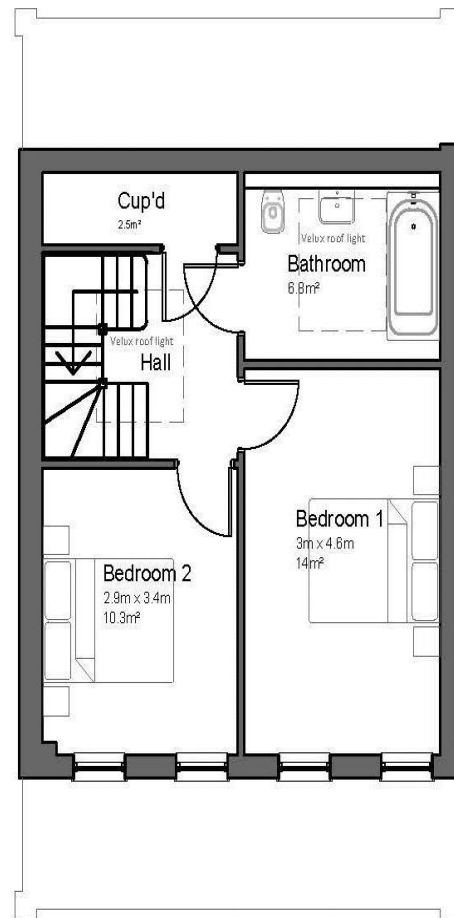
There are plentiful foot and bridle paths in the area with Ashurst having a weir and the river Medway winding its way through sylvan settings along the county borders amidst beautiful countryside in this area of outstanding natural beauty. Ashurst Village boasts a 10th Century church, dedicated to St Martin of Tours. Originally believed to have been built in 927AD and the Normans partially rebuilt it in 1240. The Southern Network mainline railway station has trains to London Bridge in under one hour and car parking. Gatwick Airport is just 19 miles away making it your 'go to' holiday start point, whilst shopping and restaurants abound plentifully in the Royal Spa town of Tunbridge Wells which is just 4.5 miles. Groombridge is 2 miles and East Grinstead 10 miles. The area has a plentiful range of amenities including golf, tennis, cricket and sports facilities and a host of highly regarded private and state schools including the Kent grammar schools. Kent is known as the 'Garden of England' for good reason as it is home to some of the UK's most magnificent estates and a treasure trove of history.



Important Notice: Bracketts, their clients and any joint agents give notice that they have no authority to make or give any representations or warranties in relation to the property. These particulars do not form part of any offer or contract and must not be relied upon as statements or representations of fact. The text, photographs and plans are for guidance only and are not necessarily comprehensive. All areas, measurements or distances are approximate and no responsibility is taken for any error, omission or mis-statement. It should not be assumed that the property has necessary planning, building regulation or other consents and Bracketts have not tested any services, appliances, equipment or facilities. Purchasers must satisfy themselves by inspection or otherwise. Prices, rents or any other charges are exclusive of VAT unless stated to the contrary.



Ground floor



First floor