

SURREY HILLS



CHURCHILL
COUNTRY & EQUESTRIAN

An Exceptionally Rare Opportunity in the Surrey Hills

Planning permission has been granted for the construction with scope to extend this country residence in an outstanding position within the Surrey Hills.

Set within 5 acres of private land and surrounded by a further 153 acres of mature parkland and woodland, this unique plot offers complete seclusion and uninterrupted privacy, with no public footpaths crossing the property.

In addition to the existing consent, further plans show striking Ian Adam-Smith designed 6,000 sqft. residence, demonstrating the potential for extensions and alterations in line with current planning policy and permitted development rights, subject to planning (STPP).

This represents a truly unique opportunity to design and build a bespoke country home in one of Surrey's most sought-after landscapes.

The accompanying plans show the CGI designs and floor plans of the proposed enhancements, offering a vision of the new country home.

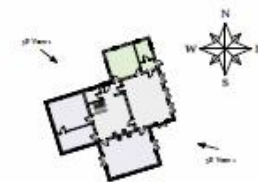




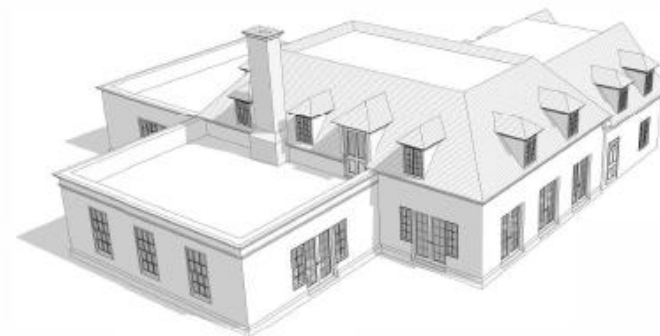
PROPOSED ADDITIONS & ALTERATIONS TO
LEMAN'S BARN FARM
for
SUE HAYES



3D View 1



View location



3D View 2

Disclaimer
The client has agreed to the terms of the contract and is responsible for the accuracy of the information provided.

Exclusions
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Notes to Reader
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FINE TOWN & COUNTRY HOUSE COMMISSIONS LIMITED
for
IAN ADAM-SMITH
CHAIRMAN, ARCHITECTS
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Rev. 1000 1000 1000

LEMAN'S BARN FARM VIEWS
DRAWING NO. AS713 / A106
DATE Nov 2023
SCALE 1:500

A diagram of a house with a red dashed line indicating a fire compartment boundary. The line starts at the chimney, goes up, across the roof, down the side of the house, and around the front entrance area, enclosing a portion of the house and the chimney.

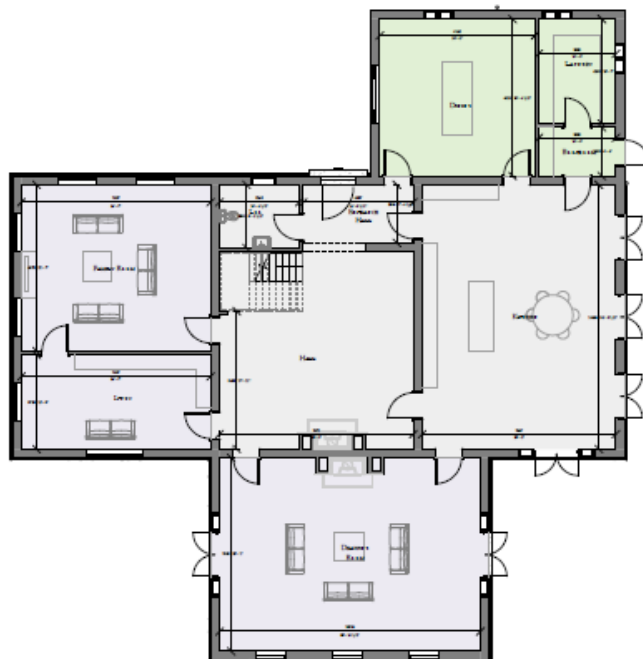
This architectural elevation drawing shows a two-story building with a mansard roof. A central chimney is located on the roof. The roof features four dormer windows. A red dashed line highlights the roofline and the upper portion of the building's facade, including the dormers and the chimney. The ground floor has several windows, and a set of stairs leads to a recessed entrance on the right side. Stylized trees are sketched in the background.

PHASE 2 ELEVATIONS
DRAWING NO. AS713 / A105
DATE Oct 2023
SCALE 1:100

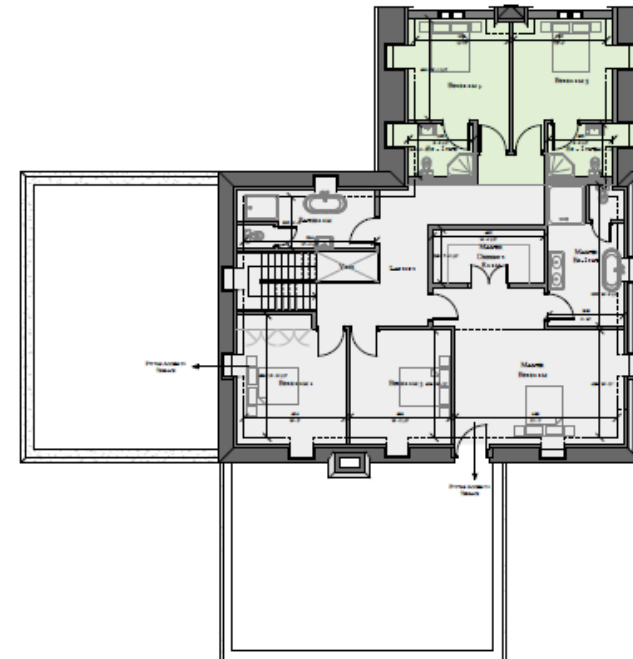
PROPOSED ADDITIONS & ALTERATIONS TO
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Key

- FRAME 1 SCHEME - 300 m² (3229 m²)
- FRAME 2 EXTENSION - 105 m² (1130 m²)
- FRAME 3 PROPOSED DEVELOPMENT - 150 m² (1611 m²)
- Total GFA - 555 m² (5958 m²)



GROUND FLOOR PLAN
Scale 1:100



FIRST FLOOR PLAN
Scale 1:100



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from
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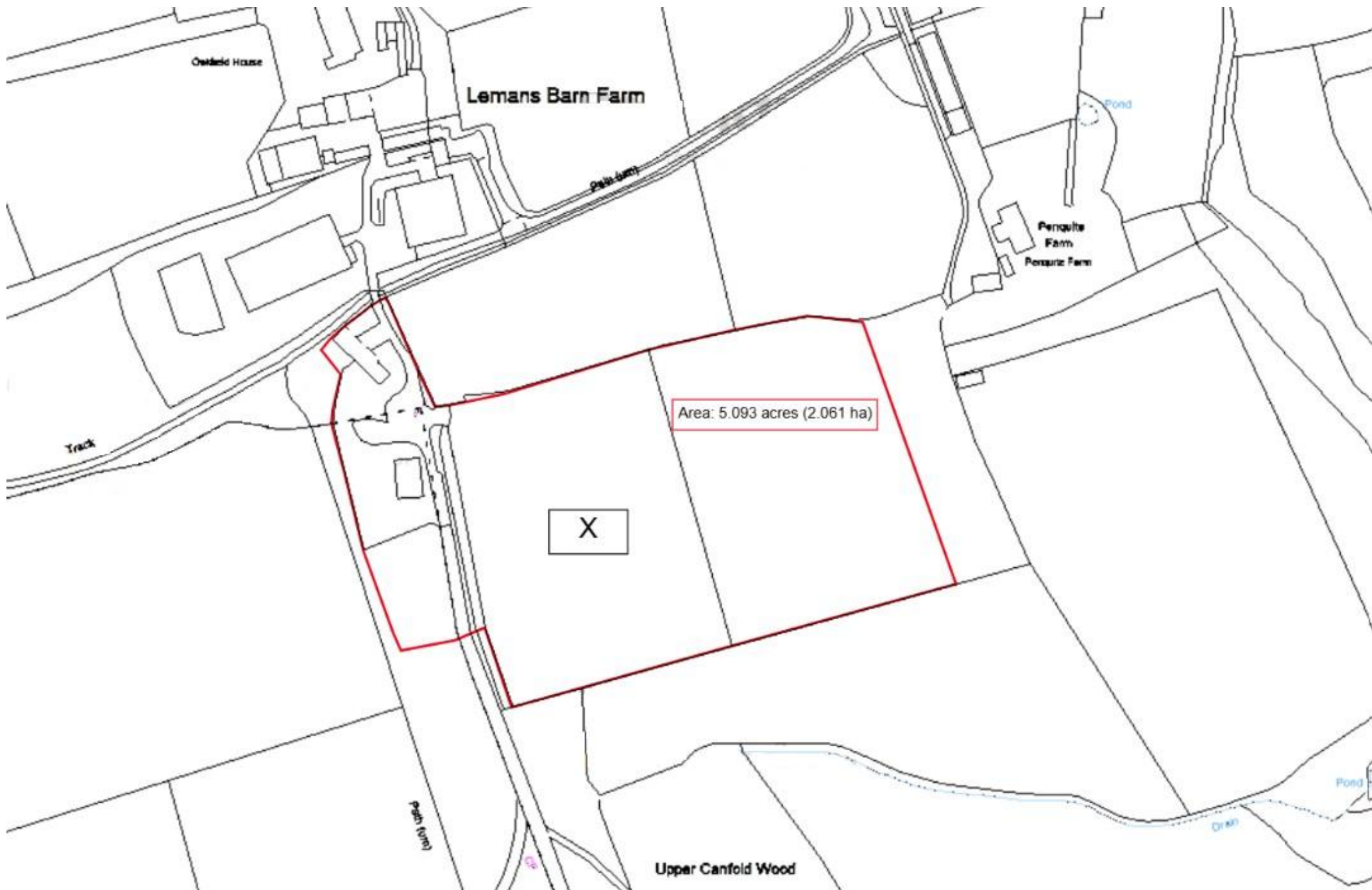
LEMAN'S BARN FARM PLANS
DRAWING No. AS713 / A105
DATE Nov 2023
SCALE 1:100

Comments:
This drawing is a plan view of the proposed development and is not a section.

Disclaimers:
The drawings are prepared by the architect and are not to be used for any other purpose.
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