Symonds & Sampson



Westrow Farm House

The Drove, Holwell, Sherborne, Dorset

Westrow Farm House

The Drove
Holwell, Sherborne, Dorset
DT9 5LF

A wonderful spacious family home on a rural private estate in the village of Holwell.

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- Available TBC
- Long term
- Available furnished or unfurnished
- Main train line to Waterloo from Sherborne
- 15 minute drive to Sherborne
- 15 minute drive to Sturminster Newton

£5,000 Per Calendar Month

Sherborne Lettings
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THE PROPERTY

A spacious, modernised traditional farmhouse built of stone and render with a tiled roof.

The entrance hallway is spacious and big enough to be used as a games or music room. The stylish kitchen and dining area with it's apex ceiling and beams is the very heart of this family home. There is space for a large dining table perfect for hosting family gatherings and entertaining. The modern kitchen boasts a large island, built-in appliances and a range oven. A utility room leads off. There is a downstairs WC, an office/fifth bedroom, the fourth bedroom with shower ensuite, a living room with far-reaching views from three elevations and the second bedroom with opening French Doors to the front courtyard, a walk-in wardrobe and ensuite bathroom.

Upstairs hosts the master bedroom with full glass apex windows and doors opening onto the balcony, complete with dressing room, shower ensuite and dressing room and the third bedroom with ensuite bathroom.

The rent is exclusive of all utility bills, including council tax, mains electric, water and private drainage. As stated on Ofcom's website mobile signal is likely and ultrafast broadband is available in the area, please refer to their website for details. There is a low risk of flooding as stated by the GOV.UK website. The property has heat pump, ground-source underfloor heating, and can be let unfurnished or furnished.

Available TBC
Rent £5000 per month / £1153 per week
Holding deposit £1153
Security Deposit £5765
Council Tax Band F
EPC B

SITUATION

Holwell is a charming hamlet lying in the heart of some of the most beautiful West Dorset countryside, yet just 6 miles from Sturminster Newton and 7 miles from the Abbey town of Sherborne, with a mainline station giving access to London Waterloo. Sturminster Newton has an excellent range of everyday facilities, and Sherborne provides good local services, and the larger centres of Dorchester, Poole and Bournemouth are within easy driving distance. The Green Man Pub at Kings Stag is a couple of miles and the A303 is about 20 minutes away.

OUTSIDE

Westrow Farm House is situated on a large plot of land with a private driveway leading to the gravel parking area for numerous vehicles in front of the double garage and two stores. To the front of the property is a low stone wall, easy-maintenance gravel courtyard and a patio area off the living room.

DIRECTIONS

Enter the Drive from the East. After approx. 1/3 mile, turn right into the driveway that is marked by a concrete apron and a sign posted: Westrow House deliveries, Westrow Cottages and EVRO publishing. Go up the drive and, after a few yards, take the left-hand fork, follow the track and bear right on the driveway to Westrow Farm House.

what3words///months.song.warms







Westrow Farm House, Little Westrow, Holwell

Approximate Area = 3412 sq ft / 316.9 sq m
Limited Use Area(s) = 105 sq ft / 9.7 sq m
Garage = 390 sq ft / 36.2 sq m
Outbuilding = 257 sq ft / 23.8 sq m
Total = 4164 sq ft / 386.6 sq m
For identification only - Not to scale

Denotes restricted head height



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). ©nichecom 2026. Produced for Symonds & Sampson. REF: 1528415





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