



TEL 01580 715400

lettings@harpersandhurlingham.com



SHARVELS OAST HOUSE PEASMARSH

- Detached Oast House in Rural Setting
- Impressive Entrance Hall
- Kitchen, Utility Room/Cloakroom
- Roundel Dining Room, Study
- Sitting Room with Inglenook Fireplace
- Master Bedroom with En Suite Bathroom
- Three Further Bedrooms, Family Bathroom
- Indoor Swimming Pool, Games Room
- Double Garage, Tennis Court, Large Pond
- Extensive Gardens and Grounds

Available now. Rurally located on the outskirts of Peasmarsch village, this attractive oasthouse is set within beautiful gardens and grounds and has far reaching countryside views. The light and spacious accommodation comprises an impressive entrance hall, roundel kitchen, utility/cloakroom, roundel dining room, sitting room with inglenook fireplace, study and rear lobby. Accessed off the sitting room is the sun room with heated swimming pool. The first-floor accommodation comprises two roundel bedrooms, one of which is the master bedroom with en suite bathroom, two further bedrooms and the family bathroom. A further reception room is accessed via a staircase from the double garage. To the outside is a terraced area and the beautiful lawns sweep down to the feature pond. In addition, there is a tennis court and ample driveway parking. Pets considered.

Oil fired central heating. Private drainage. Council Tax Band G (Rother District Council).

£2,700 Per Calendar Month

Letting fees information

The asking rent does not include letting fees. Depending on your circumstances and the property you select, the letting agent may also apply the following upfront fees:

1. general administration fees of £250 inclusive of VAT, this covers costs of referencing and drawing up of tenancy agreement
2. An admin fee £90 inclusive of VAT for the drawing up of tenancy extensions
3. Check-out inventory fees at the end of the tenancy
4. Guarantor arrangement/application fees
5. Pets disclaimer fees/additional pet deposit

Fees may be charged on a per person, or per property, basis and will vary from agent to agent, so confirm before viewing.