

HORSMONDEN, KENT





Surrounded by countryside, this striking, newly converted attached Grade II Listed Barn occupies a stunning rural location within the sought after Cranbrook School Catchment Area.

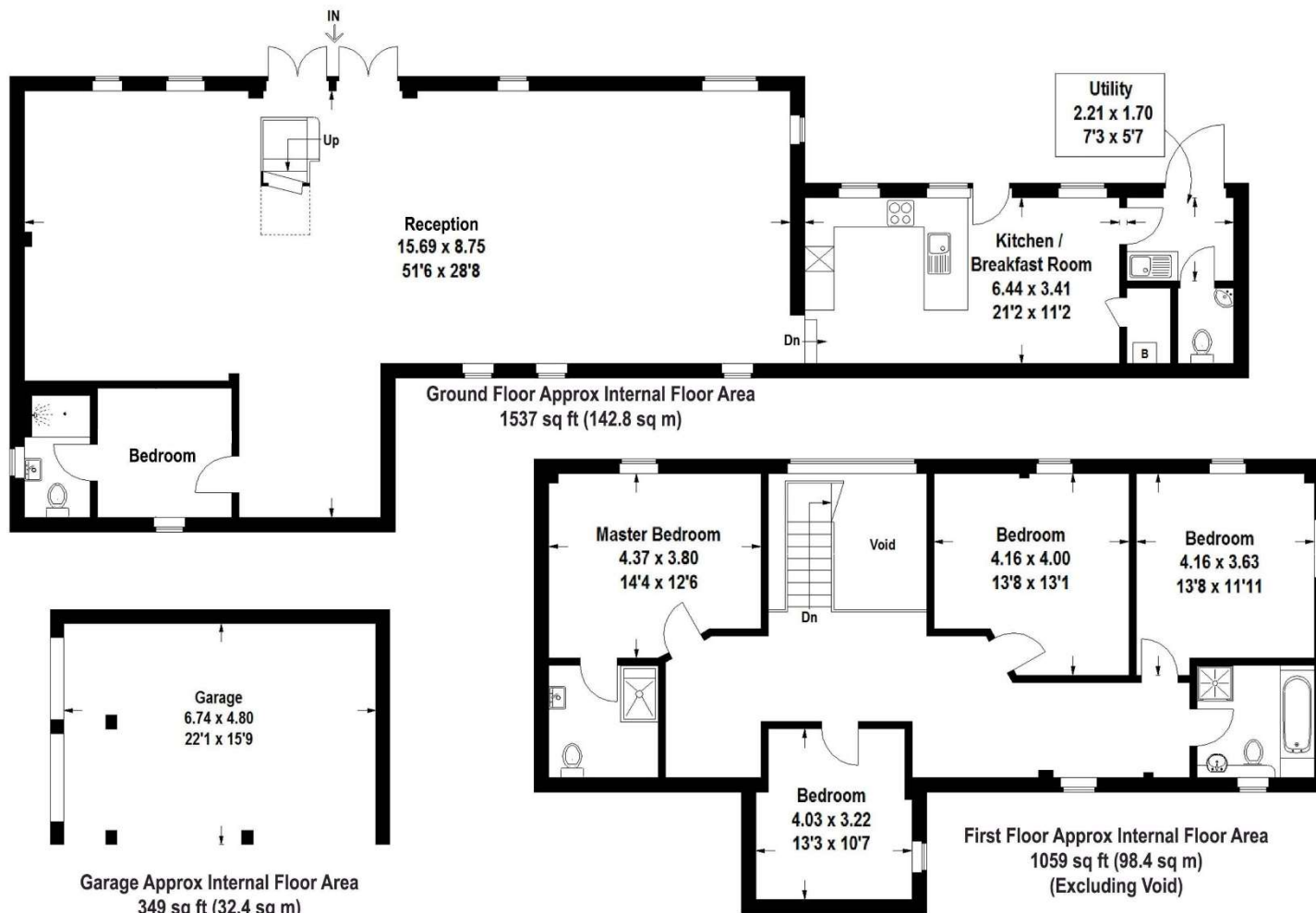
Full of character, the accommodation consists of a triple aspect, open plan reception room, a kitchen/breakfast room leading to a utility room and cloakroom and a bedroom with ensuite shower room on the ground floor.

On the first floor there is a master bedroom with ensuite shower room and three further double bedrooms and a family bath and shower room.

Outside there is a private driveway leading to the cart lodge garage and providing ample off road parking. The gardens and grounds amount to approximately 0.66 of an acre (tbv).

Located between Horsmonden and Goudhurst. Horsmonden offers a charming village green and boasts a Country Inn and a selection of local shops including a general store and chemist, together with a local doctors surgery whilst Goudhurst offers a variety of shops including a bakers, a pharmacy, a newsagents incorporating a Post Office, two hairdressers, a doctors surgery, a veterinary surgery and a few local pubs offering good food.

In addition to Cranbrook School, there are other excellent schools, namely Bethany, Benenden School, Marlborough House, St Ronans, Sutton Valence and Dulwich Prep School. In addition there are well regarded primary schools in each of the villages with a number of Grammar Schools in the general locality.



Park Farm Barn West, Smallbridge Road, Horsmonden

Not To Scale.
Whilst every attempt is made to ensure accuracy of the floor plan contained here, measurements of doors windows and rooms are approximate and no responsibility is taken for any error, omission or mis-statement. These plans are for representation purposes only as defined by the RICS Code Of Measuring Practice and should be used as such by any prospective purchaser. The services, systems and appliances listed in this specification have not been tested and no guarantee as to their operating ability or efficiency can be given.
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Mains electricity and water.

EPC Rating: n/a

Tunbridge Wells Borough Council - Council Tax Band tbc

Please note that it should not be assumed that any fixtures and fittings are automatically included within the sale of this property.

