

Barn 3, Cinders Farm, Tenbury Wells, Worcestershire, WR15 8PN

OPEN DAY SATURDAY 16TH SEPTEMBER 2023
11AM-14:00PM



A superbly positioned newly converted detached barn located in a wonderful rural setting in a no through country lane.

Large Hall, living room, generous dining kitchen, utility room. 3 bedrooms, 3 bath/shower rooms (All being en-suite) Downstairs cloakroom. In all about 1241 sq.ft (GIA) Gardens and Parking.

Situation

Barn 3 forms part of a small development of 6 conversions and the original period farmhouse. This is a lovely unspoilt area on the Worcestershire/Herefordshire borders surrounded by delightful undulating farmland.

The historic market town of Tenbury Wells is just over 5 minutes driving distance away with an extensive range of amenities. These include junior and senior schools, a range of independent shops, cafes, pubs and restaurants, Tesco supermarket, the splendid Art Deco theatre and cinema, doctors, dentists and veterinary surgeries and a leisure centre with swimming pool.

The Teme valley provides many walking and countryside opportunities.

Leominster, Ludlow, Worcester and Hereford are all accessible. A short driving distance away is Pensons Netherwood Estate with a highly regarded Michelin Starred restaurant.

Description

A very appealing opportunity to purchase a lovely country home in a peaceful rural area. The attached architects plan provides the layout and design of the accommodation which is arranged over 2 floors. We would confirm both these dimensions and artists impression are for indicative purposes only.

The barn will be sold with the benefit of an architects certificate. Specifications for the kitchen and sanitary ware will be available via the Vendors and Agents.

General Information

Services

Mains electricity and water. Private drainage and LPG central heating.

Agents Note

There will be a management company set up. Common parts will include the sewage treatment plant.

Local Authority

Herefordshire Council Tel: 01432 260500

Fixtures and Fittings

Any items of this nature not specifically mentioned within the confines of these sales particulars are to be excluded from the sale.

Directions

From Tenbury Wells take the A4112 signposted to Leominster. Pass Tenbury Wells senior school and upon reaching the beginning of St Michaels Common, take a left-hand turn into Bockleton and then an immediate turn into Cinders Lane. Proceed for some distance down Cinders Lane before locating the development on your left-hand side.

