





VINE FARM BARN WATERMAN QUARTERS,
HEADCORN, ASHFORD, KENT, TN27 9JJ

£1,300,000

- Beautifully Presented Unlisted Barn Conversion
- 4 Double Bedrooms, each with its own Bathroom
 - Stunning Double Height Living-Dining Room
 - Lovely Kitchen-Breakfast Room with AGA and Vaulted Ceilings
 - 11.7 Acres (tbv)
- 5 Stables, Large Atcost Barn, 60m x 20m Riding Arena and Field Shelter
 - Heated Swimming Pool
 - Double Gated Gravel Driveway
- 37 Minutes to London St Pancras from Ashford Station (26 minutes/13.4 miles away)
- Ideally Located to enjoy Historic Aircraft at Headcorn Aerodrome

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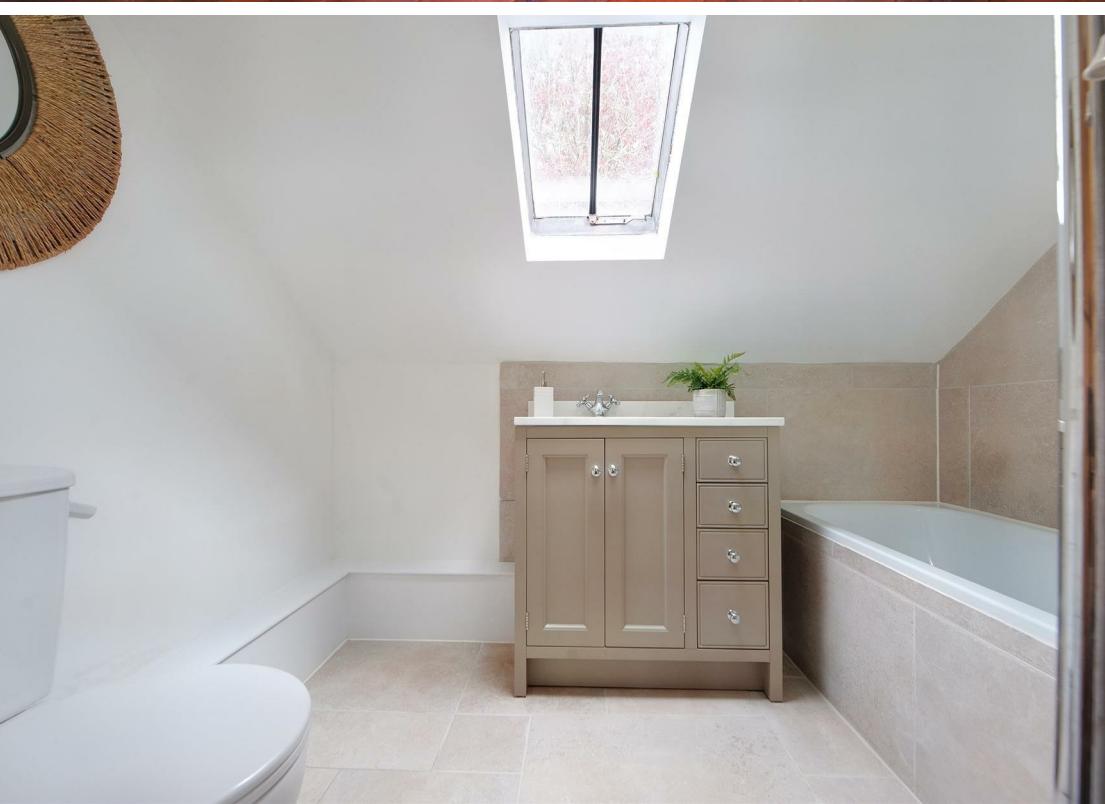
ABOUT THIS HOME

Nestled on a plot of just under 12 acres, this breathtaking converted barn offers more than just a stunning residence. The property boasts paddocks, five stables and a 60 x 20m riding arena, providing an unparalleled equestrian lifestyle. Aviation enthusiasts will appreciate the close proximity to Headcorn Aerodrome; just imagine sitting in your garden on a summer's day watching the resident Spitfire, Harvard or Tiger Moth flying above.

As you step inside, you'll be greeted by the heart of the home, the kitchen/breakfast room, featuring an impressive island with a breakfast bar, a traditional AGA cooker, and a striking beamed and vaulted ceiling. Adjacent to the kitchen is a convenient utility room, while the open-plan reception/dining room boasts a warm and inviting log burner fireplace, floor-to-ceiling windows that bathe the room in natural light, and a spectacular wooden vaulted ceiling.

This remarkable property features four double bedrooms, including one with an en suite accessed through the kitchen, and the principal bedroom located a few small steps up from the reception area, complete with an en suite shower and toilet. The opposite side of the reception room houses another double bedroom with its own en suite, a separate family bathroom, and stairs that lead up to another generously sized double bedroom.

The exterior of the property is equally impressive, with a charming patio area overlooking a heated swimming pool, a picturesque garden pond, and a beautifully landscaped garden, ideal for entertaining or simply relaxing. There is also ample parking available on the large driveway. Don't miss this chance to experience a truly exceptional equestrian lifestyle in this serene and idyllic setting.







Vine Farm Barn, Headcorn



Approx. Gross Internal Floor Area 2104 sq. ft / 195.52 sq. m

Illustration for identification purposes only, measurements are approximate, not to scale.

Produced by Elements Property





ABOUT THE AREA

Headcorn is a charming and historic village located in the heart of the picturesque Kentish countryside. Boasting a rich and diverse community, this quintessentially English village offers a relaxed and peaceful way of life. The village is home to an extensive range of amenities, including a variety of independent shops such as a bakery, butcher, two delicatessens, a mini-supermarket, and a hardware store. There are also numerous restaurants and tea rooms, perfect for a leisurely lunch or a special evening out. The village is also served by a post office, pharmacy, doctor's surgery, and dentist, ensuring all your daily needs are catered for.

For those commuting to London, Headcorn station offers regular and reliable mainline rail services to London Charing Cross, Cannon Street, and London Bridge in under an hour. High-speed trains are available from Ashford International to London St Pancras in only 37 minutes.

Headcorn is also an excellent location for families, with a range of excellent schools in the area, including grammar schools for boys and girls in Maidstone, Ashford, Tonbridge and Tunbridge Wells. There are also several local primary schools, as well as independent girls and boys' schools in Ashford and Sutton Valence, and further afield in Canterbury, Tonbridge, and Sevenoaks.

Surrounded by miles of stunning countryside and offering easy access to the M20 and M25, Headcorn is the perfect location for those seeking a peaceful rural lifestyle with excellent transport links and access to all the amenities you could need.

ABOUT US

Rafferty & Pickard sell extraordinary homes throughout the South East.

Using the latest technology, all properties are showcased with cinematic videos and captivating photos.

Co-founders John-Paul Rafferty and Paul Pickard personally handle all aspects of your home moving journey to ensure an unparalleled client experience.

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