



East Barn, Stidston, TQ10 9JT

CHRISTOPHER'S  
SOUTH HAMS

Christopher's South Hams are proud to market this exceptional, attached barn conversion. Exuding quality craftsmanship, design and presentation throughout, this is an utterly immaculate home.

A short flight of external stairs with wrought iron railings, invite you into the hugely impressive open-plan living space. Showcasing its former barn-life with exposed beams, deep sills and quirky windows, there is a seamless balance of modern living with character nods to its history. The bright, neutral décor compliments the ultra-glossy kitchen units with natural light bouncing off every door. There is a fantastic American style fridge/freezer and a Range cooker with induction hob. The superb central island combines work surface and additional storage, but with a wine-fridge neatly tucked away, this could be an attractive social hub as well.

Clever positioning of furniture divides this striking 40-foot room to offer a dining area and separate cosy lounge area focussed around the feature log burner.

A central staircase invites you downstairs to the 3 double bedrooms. The principal suite delights in a wonderful dressing room and incredible ensuite shower room with the most ingenious feature being the drencher head mysteriously appearing from the natural beam above – quite magical. The separate family shower room also radiates the superior quality one might find in a prestigious boutique hotel.

The linear corridor leads to the integral garage that has light, power and plumbing connected – an excellent additional space to this home. Outside and marked by a granite boundary, there is private parking for 2-3 vehicles.

Double doors from the open-plan living space, lead straight out onto the beautifully landscaped garden. Fully enclosed by mature hedging, traditional stone wall and high fencing, this pretty oasis is primarily laid to level lawn and punctuated by patio, path and decking. A stunning studio insulated and with power and light extends the opportunity to spend time here whatever the weather; balancing entertaining and relaxing in perfect harmony.

With no onward chain, this barn conversion is ready for its next custodian and we cannot wait to show it off.



## Key Features

Immaculate & Luxurious, Attached Barn Conversion  
Character Features  
40 ft Open-Plan Living  
3 Double Bedrooms  
2 Beautiful Shower Rooms  
Landscaped Garden with Studio  
Integral Garage with Light, Power & Plumbing  
Parking

## Situation & Amenities

Formerly part of the Marley Estate and with a rich agricultural history, the small farming hamlet of Stidston is considered rare due to the surprising number of large stone barns and groups of barns within such a small community. Combining the Anglo-Saxon personal name 'Stithweard' meaning 'guardian of the stith' (a blacksmith's anvil) and 'tun' meaning 'farmstead' or 'estate', Stidston forms the meaning 'farmstead of Stithweard' and gestures to this rural heritage are notable in this superb home.

Delighting in the atmosphere of a large village and set within the boundaries of Dartmoor National Park, is nearby South Brent which was once a thriving market town with a bustling trade in wool and annual fairs; the Zeal Tor Tramway, now dismantled, highlights the areas industrial past. Today, it still enjoys the dramatic moorland backdrop and gives a nod to its Bronze Age history with the nearby and impressive Eastern White Barrow burial cairn on the road to the Avon Dam. South Brent is saturated in community spirit and showcases sustainable initiatives and projects. There is also the 'Old School' which was acquired by the locals and is now home to a gallery space for local artists, a bike bank and a variety of classes. The Art House has two studio rooms here and run some creative courses including basketry, ceramics, bookbinding and carpentry. Further amenities in South Brent include the health-centre, pharmacy, post-office, hairdressers, several shops, delicatessen, butchers, florist, pubs and cafes. The village also offers several places of worship and the primary school, which is currently rated Good by Ofsted is in the catchment area for Ivybridge, Totnes and South Dartmoor secondary education each with excellent facilities. Sitting minutes away from the A38, South Brent is an excellent base for the larger cities of Plymouth and Exeter and with Dartmoor on its doorstep, there is a wealth of outdoor leisure pursuits to explore as well.

**Tenure:** Freehold.

**Viewings:** Strictly by appointment through Christopher's South Hams  
01752 746 550

**Services:** Mains Electricity.

Oil-Fired Central Heating.  
Shared, Private Water & Drainage.

Due to the rural location here in the South Hams, Broadband & Mobile phone coverage can vary so please take a look at the Ofcom & OpenReach websites for more details about availability & coverage.

## LOCAL AUTHORITY:

South Hams District Council,  
Follaton House, Totnes, TQ9 5NE

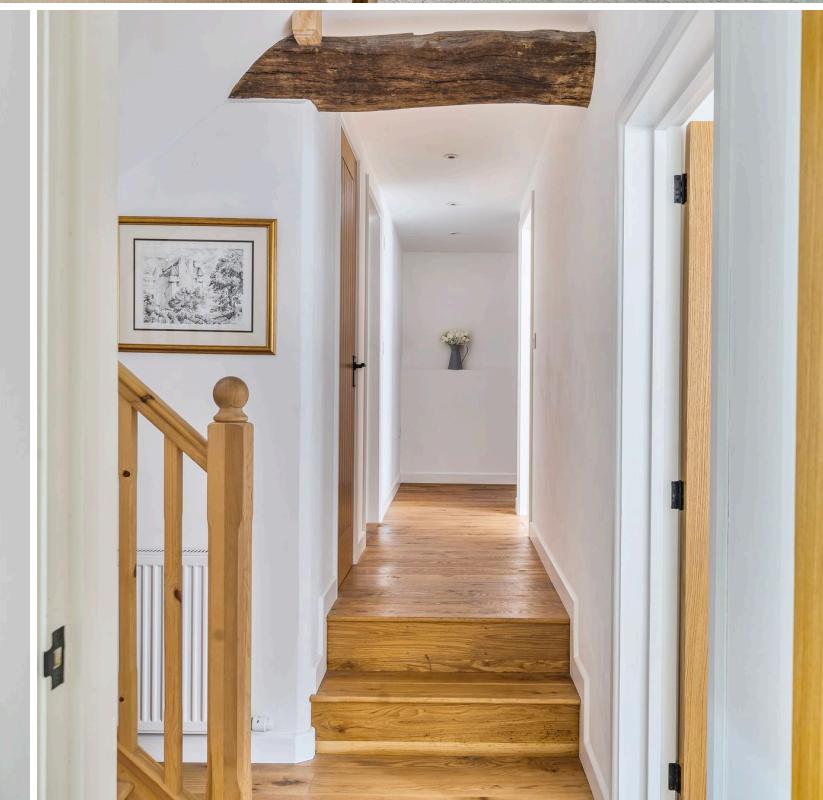
## PLANNING AUTHORITY:

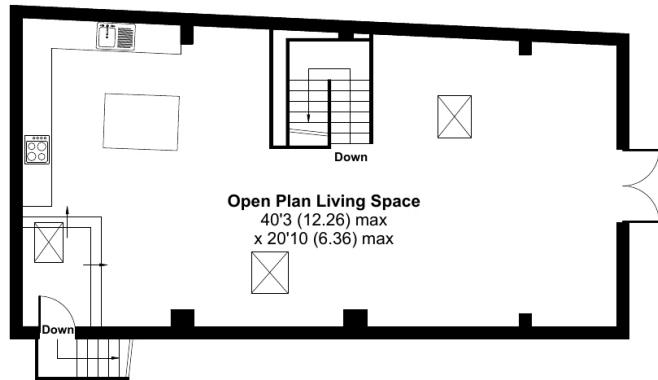
Dartmoor National Park, Parke,  
Bovey Tracey, TQ13 9JQ

## COUNCIL TAX BAND: D

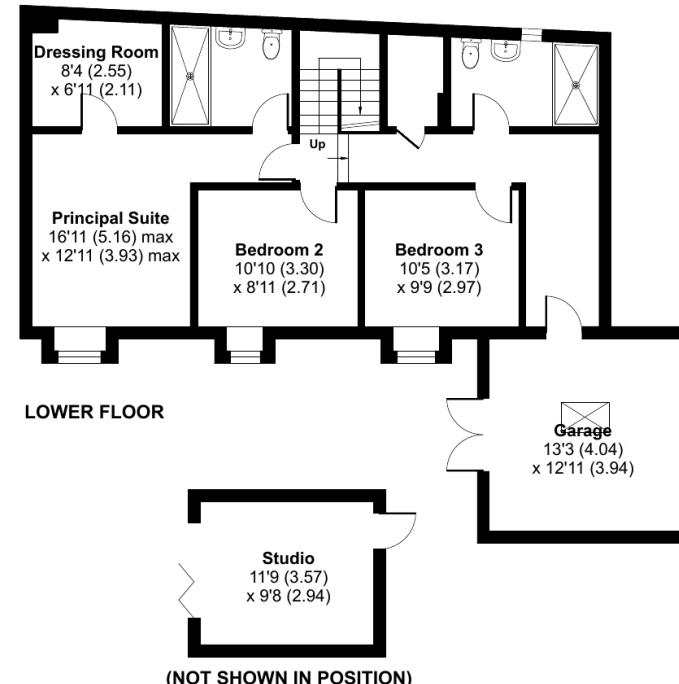








UPPER FLOOR



LOWER FLOOR

(NOT SHOWN IN POSITION)

 Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nchecom 2025. Produced for Christopher's South Hams Ltd. REF: 1347742

## Stidston, South Brent, TQ10

Approximate Area = 1583 sq ft / 147 sq m

Garage = 172 sq ft / 15.9 sq m

Studio = 113 sq ft / 10.4 sq m

Total = 1868 sq ft / 173.3 sq m

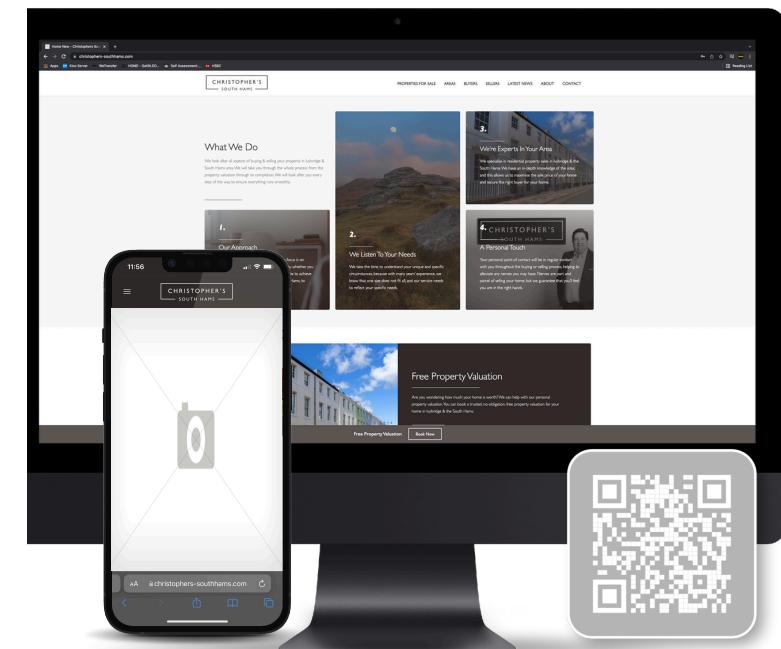
For identification only - Not to scale

## Energy Efficiency Rating



76|C  
current

79|C  
potential



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SOUTH HAMS

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