



POYLLDOOY EY HOUSE

RAMSEY



POYLLDOOEY HOUSE

- A private and secluded double-fronted period property, set in an idyllic secluded location within a nature reserve
- 4 Reception Rooms, including Dining Room and Orangery
- Bespoke Hand-painted period country house Kitchen complete with electric AGA, Utility Room, W.C
- Master Bedroom with stylish En Suite, built-in wardrobes and wisteria-clad cast iron balcony overlooking the gardens
- 5 further Bedrooms and 2 Bathrooms
- Front and rear lawned gardens, formal rose garden, potager garden with a 'Hartley Botanic' greenhouse and wildlife pond
- Oil-fired central heating, solar panels to boost hot water, EV charging pod and fibre broadband
- Attractive barn complex with multiple existing uses as well as Planning Permission for 4-bed eco-dwelling























Externally, the grounds are well laid out, planted with mature shrubs and trees and provide an enjoyable place to spend time. In addition, there is an approximately 4,000 sq.ft traditional-built barn complex, accessed via a separate driveway, this space offers a wide range of potential uses including garaging, workshop, storage, games room, gym, home cinema. Planning Permission is in place for business use as well as for conversion of the entire barn and associated buildings into a separate passive house

Viewing of this fine property is highly recommended.



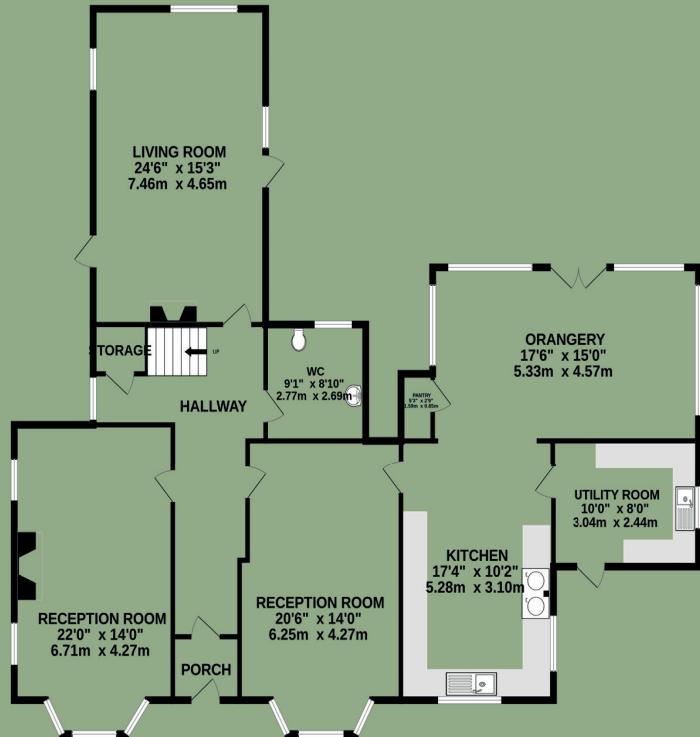




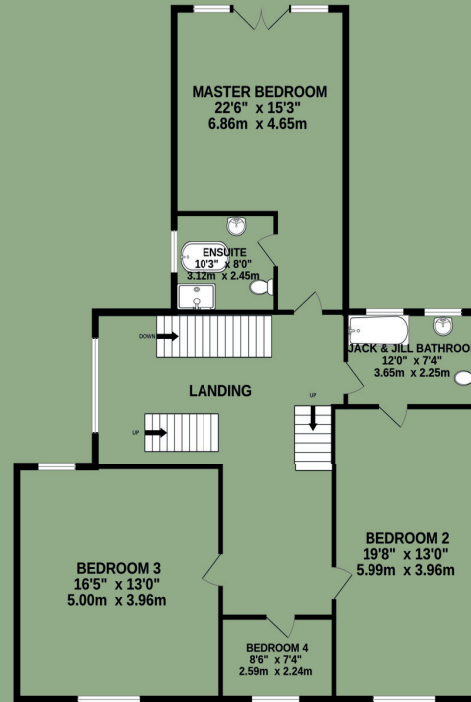




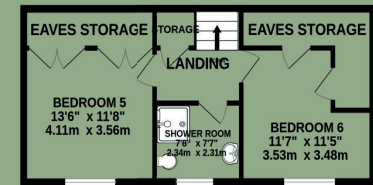
GROUND FLOOR
1688 sq.ft. (156.8 sq.m.) approx.



1ST FLOOR
1329 sq.ft. (123.5 sq.m.) approx.



2ND FLOOR
515 sq.ft. (47.8 sq.m.) approx.



TOTAL FLOOR AREA : 3532 sq.ft. (328.1 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

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VIEWING
Viewing is strictly by appointment only through the Agent.

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