

# PHILLIPS & STUBBS



coastal +  
COUNTRY

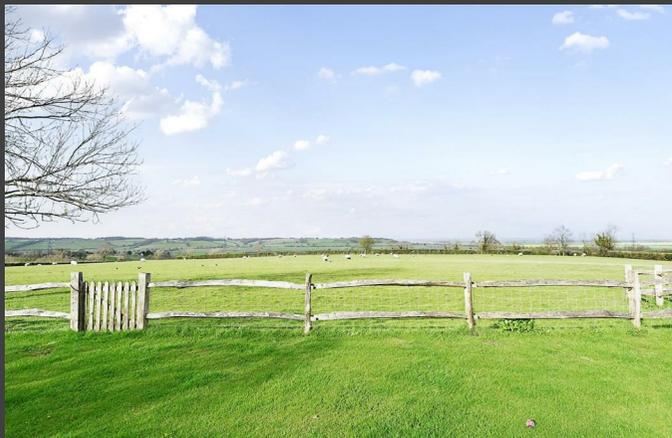


#### DESCRIPTION

A stunning period property located at the end of a private track on a working farm. The main house benefits from four bedrooms, spacious kitchen with dining room and separate living room with wood burner. There is an attached annexe with shower room as displayed on the floor plan. Offered part furnished or unfurnished.

£2,750 PCM

Bosney Farmhouse, Grove Lane, Iden, Rye, East Sussex, TN31 7PY



Nestled at the end of a private track on a working farm, Bosney Farmhouse is a remarkable Georgian detached house that offers a unique blend of period charm and modern convenience. Spanning an impressive 2,613 square feet, this spacious residence features two inviting reception rooms, perfect for both relaxation and entertaining. The heart of the home is a generous kitchen that flows seamlessly into a dining area, creating an ideal space for family gatherings and culinary delights.

The property boasts five well-appointed bedrooms, providing ample space for family or guests. With four bathrooms, including an attached annexe complete with a shower room, this home ensures comfort and privacy for all. The living room, enhanced by a cosy wood burner, invites warmth and a sense of tranquillity, making it the perfect retreat after a long day.

- Four Bedroom Period House
- Additional Annexe
- Stunning Far Reaching Rural Views
- Accommodation Over Three Floors
- Unfurnished Or Part Furnished
- Pets Considered
- Available For A Long Term Let
- EPC: D
- Council Tax: Band G
- Located on a working farm

# PHILLIPS & STUBBS



Viewing Arrangements : Strictly by appointment with Phillips & Stubbs

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