



Bond
Oxborough
Phillips

Changing Lifestyles

Stone Farm,
Bere Ferrers,
Yelverton
PL20 7JY



Asking Price - £1,500,000

Stone Farm, Bere Ferrers, Yelverton PL20 7JY



- Beautifully renovated period farmhouse with privacy and character, not listed
- Vaulted kitchen and multiple barns with conversion potential
- -Set on 9.6 acres of gardens, pasture, and modern outbuildings
- Panoramic river views within the Tamar Valley Area of Outstanding Natural Beauty
- No nearby neighbors and a private drive for ultimate seclusion
- Offers peace, space, and lifestyle versatility
- Ideal for countryside living, equestrian use, or additional development
- Opportunity for further expansion or customisation



Stone Farm is a beautifully renovated period farmhouse that combines historic charm with modern comforts, offering an ideal retreat with privacy, character, and expansive accommodation. The property features a stunning vaulted kitchen and several barns that present excellent conversion potential, providing ample opportunities for further development or personalized use.

Set within 9.6 acres of lush gardens, rolling pasture, and modern outbuildings, Stone Farm boasts breathtaking panoramic river views. Located in the heart of the Tamar Valley Area of Outstanding Natural Beauty, the property benefits from a tranquil and picturesque setting. With no nearby neighbors and a private drive leading to the property, it offers unparalleled peace, space, and seclusion.



This versatile property is perfect for those seeking a countryside lifestyle, with the potential for equestrian use or additional development. Whether looking for a family home, a rural escape, or an opportunity for further expansion, Stone Farm offers endless possibilities in an idyllic and serene location.

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Location:

Stone Farm is idyllically situated near the historic village of Bere Ferrers, within the Tamar Valley Area of Outstanding Natural Beauty, tucked away in a peaceful and rural setting.

Just half a mile away, Bere Ferrers offers a friendly village atmosphere along the banks of the River Tavy. The village features a charming pub, a historic church, and a range of boating and recreational facilities. It is also served by a local railway station (single branch line) on the Tamar Valley line, providing convenient connections to the vibrant maritime city of Plymouth, about 16 miles to the south.

For day-to-day amenities, the nearby village of Bere Alston, only a short drive away, provides a selection of shops, a health centre, and a primary school. The renowned market town of Tavistock, around 9 miles north, offers an even wider array of shops, cafes, and community services.

Located on the Bere Peninsula, between the Rivers Tamar and Tavy, this area is known for its exceptional natural beauty, abundant wildlife, and ample outdoor recreation opportunities.

Residents can enjoy scenic walking trails, equestrian paths, and boating at Weir Quay, as well as easy access to the coastline and Devon's moorland landscapes. coastline and Devon's moorland landscapes.

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Property Description:

Stone Farm is a captivating period farmhouse located in the Tamar Valley Area of Outstanding Natural Beauty, set on 9.6 acres of private gardens and pasture with sweeping views of the River Tavy. Accessible via a long, private drive, this secluded property harmoniously blends historic charm with modern comfort in an idyllic countryside setting near Bere Ferrers.

Recently renovated, Stone Farm's centrepiece is its breath taking vaulted kitchen, created within a beautifully repurposed stone barn. This remarkable kitchen space with bifolding doors leading onto a large patio features exposed beams, stone flooring, and a stone fireplace with a bread oven in the dining room adds both character and functionality. Wide double doors open from the dining room into a sitting room with scenic garden views and a cosy snug, complete with a log burner, while a boot and utility room and a walk in larder provide ample storage and utility space.

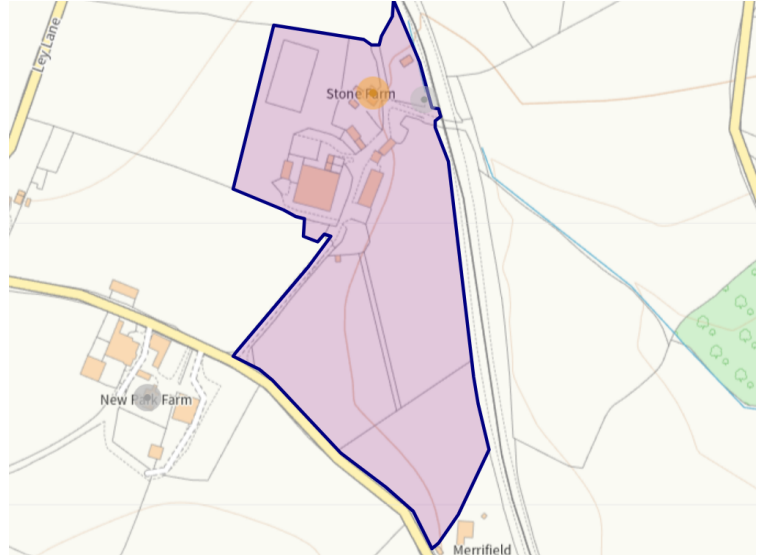
The home offers versatile accommodation across three floors, including six well-appointed bedrooms, each with unique period features. A secondary staircase leads to an adaptable suite of rooms on the first floor, creating flexible living options ideal for family use or semi-private space within the home. The top-floor suite features a bed/sitting room with a balconette window overlooking the River Tavy and a walk in dressing room and shower room, offering an impressive private retreat.

Outside, Stone Farm includes a variety of outbuildings with diverse potential. A detached stone barn presents an excellent opportunity for conversion into a holiday cottage or annexe, while the expansive 11,000 sq.ft. modern farm building, currently used for storage, lends itself to various purposes, such as additional stabling, workshops, or continued rental income to compliment the current stabling, tack room and 25m x 45m all weather arena with sand and fibre.

The grounds surrounding the farmhouse are a mix of well-maintained terraces and informal garden areas, including an orchard, pond, greenhouse, and a covered reservoir for an outside water supply. The 9.6 acres also encompass a large, gently sloping pasture field of over 6 acres, ideal for equestrian use, with additional paddocks close to the modern outbuildings.

With scenic river views, extensive acreage, and convenient access to the local village amenities, Stone Farm offers an exceptional opportunity to experience the best of countryside living and the flexibility for future development or diverse lifestyle pursuits.



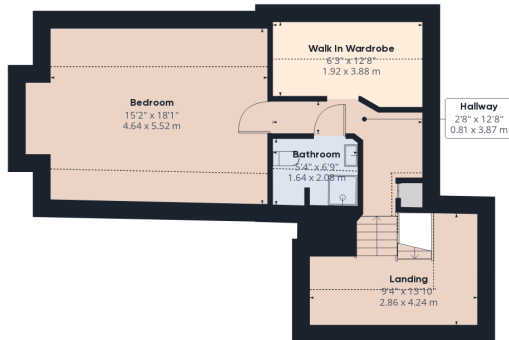




Floor 0 Building 1



Floor 1 Building 1



Floor 2 Building 1

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