



Plumford Farmhouse  
Plumford Road Ospringe Faversham Kent ME13 0DS





Plumford Farmhouse is an imposing and beautiful residence that sits in the centre of its amazing grounds of some 1.6 acres. Originally dating from the 16th Century the house was rebuilt in 1805 and extended and remodelled in 1947 and now provides a stylish spacious home with neutral decor, light filled rooms and an interior space that flows and functions as a superb family home. There is a secure gated entrance leading into

large gravelled driveway with turning circle and ample parking for a dozen or so cars. The mature well stocked enchanting gardens surround the house enhancing it with colour and an array of heady floral scents. There is a detached double garage with large office above. Screened by an evergreen hedge is the Heated Swimming Pool and Summer House/Pool Room. There is a newly installed state of the art Security Lighting system.





With no expense spared and an enormous amount of attention paid to every detail including remodelling the upper floor to create luxuriously large bedrooms and bathrooms. The spacious, well planned and proportioned interior briefly comprises:

#### Ground Floor

- Magnificent Entrance Reception Hall with Galleried Landing
- Triple aspected Drawing Room
- Family Sitting Room
- Dining Room
- Superb huge Kitchen Breakfast Family Room with custom built Plain English Solid wood kitchen
- Matching Butler's Pantry
- Utility Room
- Cloakroom

#### First Floor

- Galleried Landing
- Magnificent Master Suite with huge Bedroom and vast luxurious Bathroom
- Huge Second Bedroom and En-Suite Bathroom
- Three Further Bedrooms
- Family Bathroom

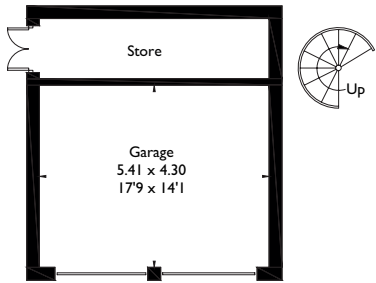
#### Basement

- Laid out in three rooms plus a plant room
- Huge scope for further development



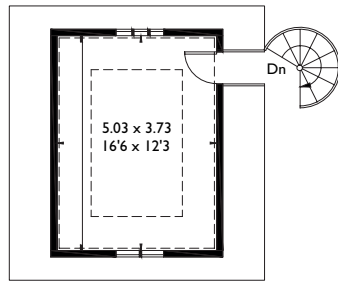






(Not Shown In Actual Location / Orientation)

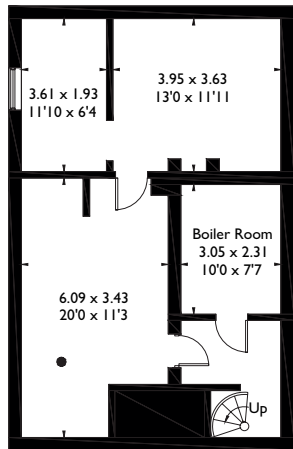
Garage / Office - Ground Floor



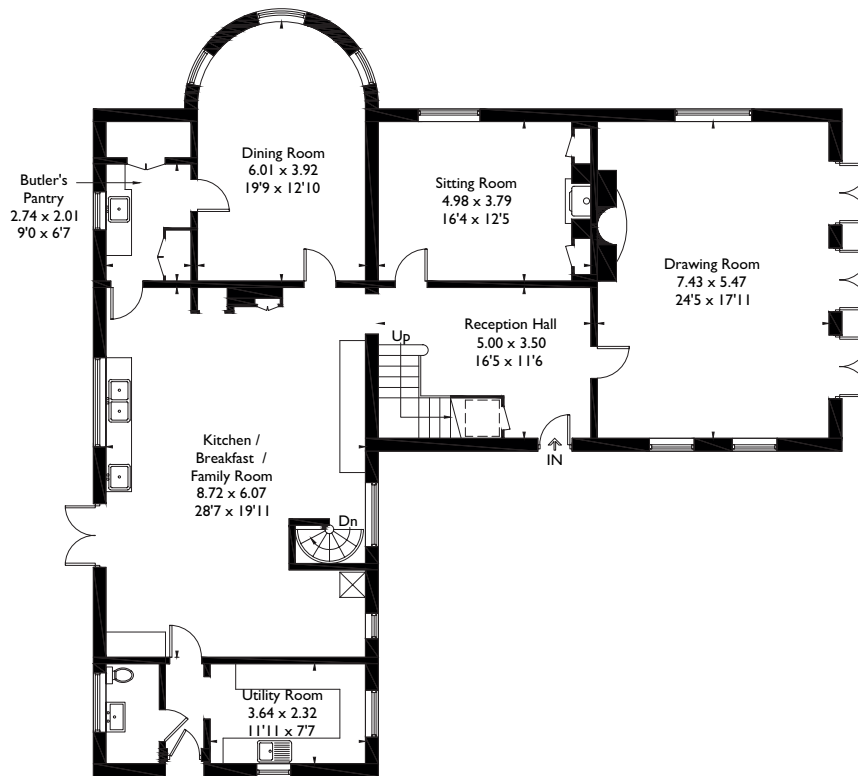
Garage / Office - First Floor

= Reduced headroom below 1.5m / 5'0"

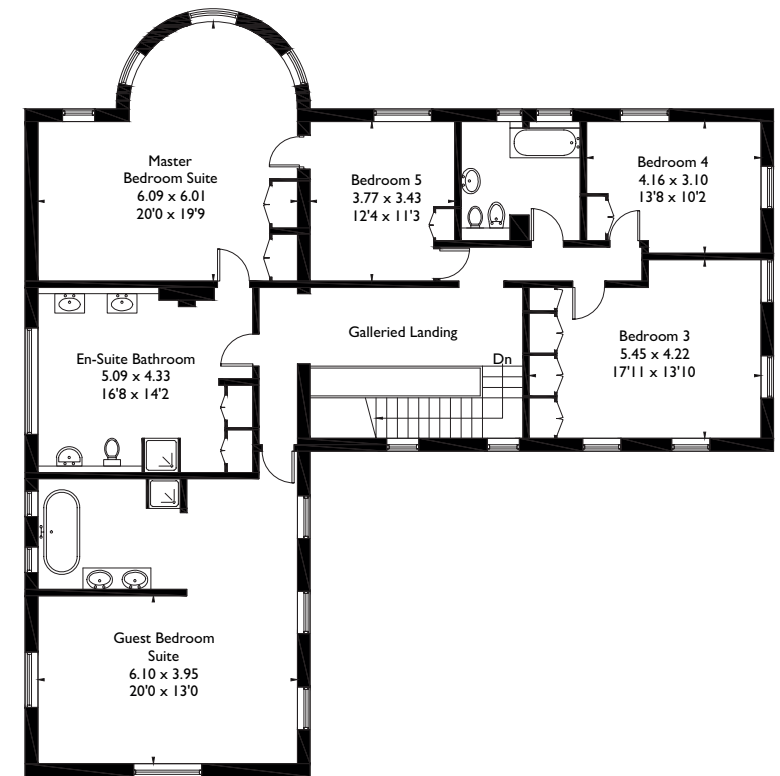
Approximate Gross Internal Area  
 House = 362.6 sq m / 3903 sq ft  
 Basement = 57.1 sq m / 615 sq ft  
 Garage / Office = 50.7 sq m / 546 sq ft  
 Total = 470.4 sq m / 5064 sq ft



Basement



Ground Floor



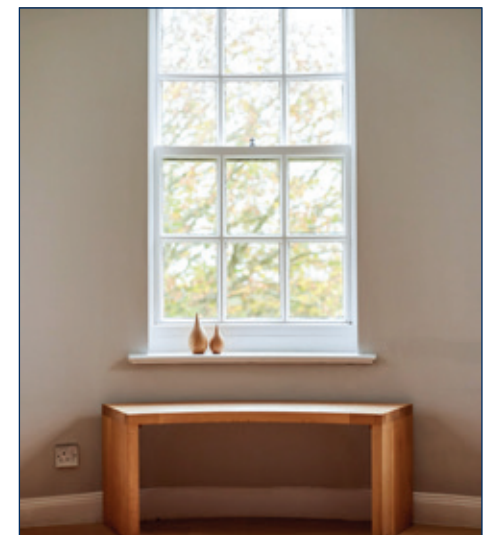
First Floor



Plumford Farmhouse is set in a semi-rural spot, surrounded as it is by 80,000 apple trees and enjoying tremendous open views reaching across to the sea from upper windows. Tranquil and peaceful yet a short distance from the Village of Ospringe on the edge of The North Downs within a designated Area of Outstanding and Natural Beauty and just two miles from the M2 Motorway, providing direct access to London and Dover. The historic and charming market town of Faversham is 2.3 miles with Mainline Station having HSR service to London St Pancras in 68 minutes, Canterbury in 11 minutes and the Coast beyond. Ebbsfleet International is approx. 30 minutes by car and offers direct links to Europe and St Pancras, Euro Car Shuttle is 40 mins drive. Canterbury is around 10 miles with its excellent choice of schools in both the public and private sectors including King's, St Edmunds, Kent College and Simon Langton Boys and Girls Grammar schools. The Village of Ospringe benefits from its own primary school and the nearby village of Painters Forstall has Lorenden Preparatory School.

Tenure: Freehold

Services: Mains water & electricity, oil fired hot water and central heating system.



The mention of any appliances and/or services within these sales particulars does not imply they are in full and efficient working order. Reference to the tenure and boundaries of the property are based upon information provided by the vendor. Whilst we endeavour to make our sales particulars as accurate as possible, if there is any point which is of particular importance to you, please contact the office and we will be pleased to check the information. Do so particularly if contemplating travelling some distance to view the property.

VIEWING ARRANGEMENTS STRICTLY THROUGH KERSHAWSON 0208 297 2922

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