



HARTS BUCKLE BARN
Liston, Sudbury, Suffolk

Carter Jonas

HARTSBUCKLE BARN LISTON, SUDBURY SUFFOLK CO10 7HX

Long Melford – 1.5 miles
Sudbury – 4 miles
Clare – 6 miles
Bury St Edmunds – 14 miles

Former Mill & stables ripe for conversion • Quiet semi rural location • Plot approaching half an acre • Attractive brick & flint construction • Lovely rural views • Stones throw from Long Melford • Established planning history.

DESCRIPTION

Dating back to the 19th Century and of attractive gault, red brick & flint construction under a pitched and pantiled roofline, Hartsbuckle Barn offers fabulous potential to be converted into an outstanding and highly individual home subject to the relevant planning consents.

OUTSIDE

West facing to the rear and with a generous plot approaching half an acre, backing on to open countryside, off a quiet country lane, the grounds of Hartsbuckle Barn provide tremendous scope for planting and landscaping to provide the occupants with a most pleasing degree of privacy and seclusion. A new vehicular access will be required to the north side of the plot (current driveway being retained by Lapwing Cottage) where there is potential for the erection of cartlodge garaging, subject to planning.

19TH CENTURY TWO STORY FORMER MILL BUILDING AND ADJOINING FORMER STABLES IN A LOVELY SEMI-RURAL LOCATION ADJACENT TO A SINGLE TRACK LANE



LOCATION

Situated on the Essex/Suffolk border adjacent to the river Stour, Liston is a small peaceful hamlet located approximately 1.5 miles from the historic medieval village of Long Melford which has a thriving community served by an excellent range of everyday amenities including local butcher, bakery, supermarket, post office, doctors surgery, dentist, primary school, a number of tea rooms and craft shops, together with several historic village inns.

The nearby market town of Sudbury offers a further range of schooling, shopping, recreational and cultural facilities together with a rail link via Marks Tey to London's Liverpool Street station.

AGENTS NOTES

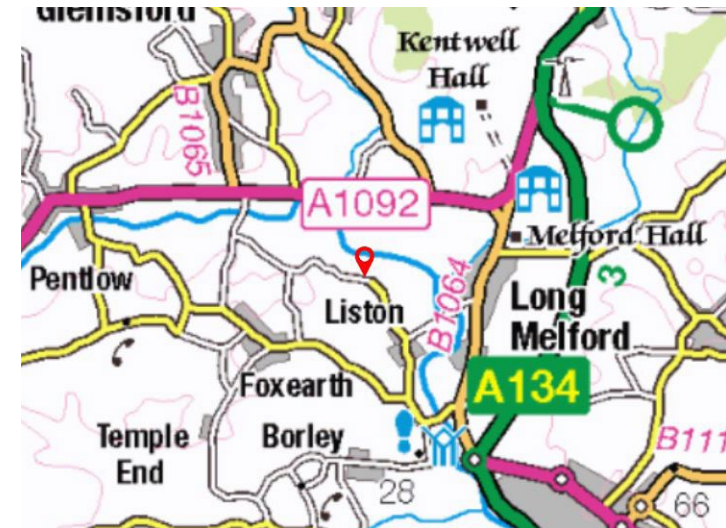
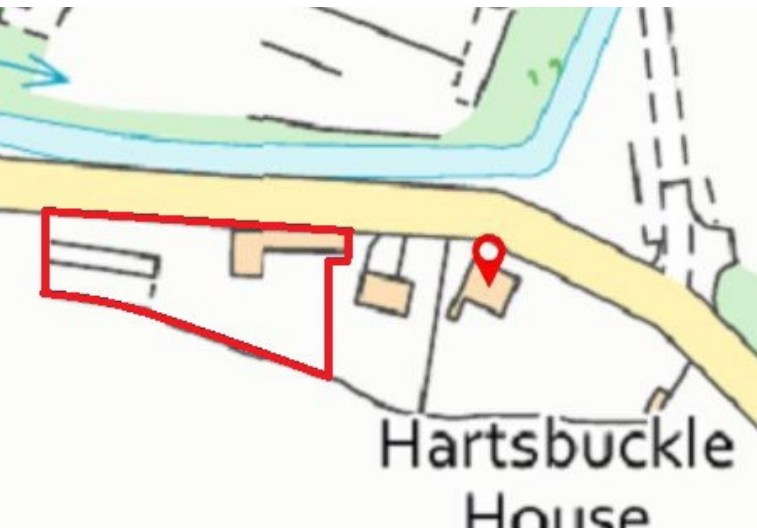
In 2010 Hartsbuckle Barn formed part of a wider planning application which included the erection of a new replacement dwelling to the north of the existing barn (Ref: No. 10/00016/FUL) This application was subsequently withdrawn.

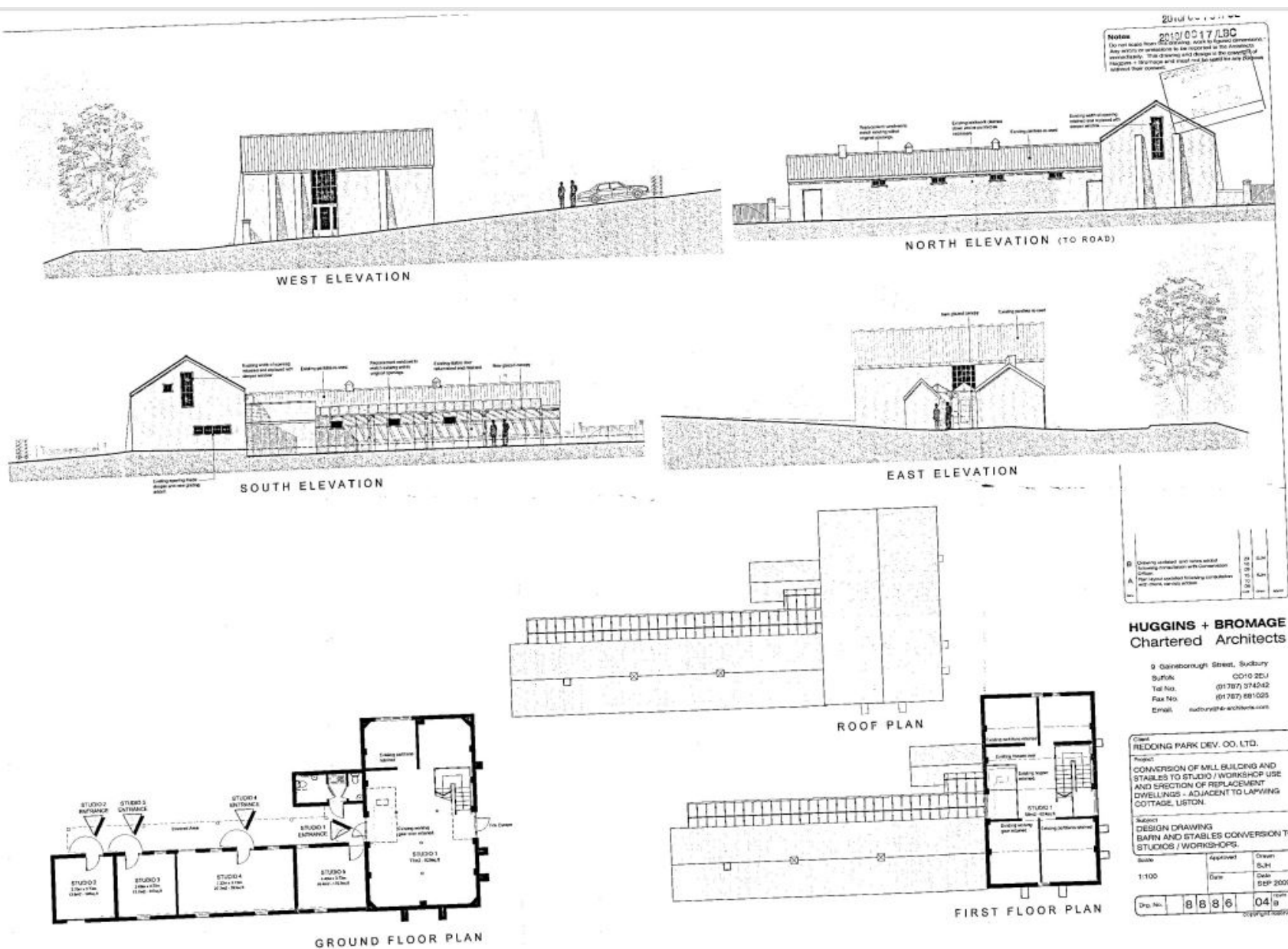
Whilst not independently listed, Hartsbuckle Barn falls within the curtilage of Lapwing Cottage which is listed Grade II.

Tenure: Freehold

Local Authority: Braintree District Council

What3Words: ///choice.desktops.kitchen





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