1 STONEHAVEN BARNS

NORTH PERROTT, SOUTH SOMERSET

JACKSON-STOPS

1 STONEHAVEN BARNS
NORTH PERROTT
CREWKERNE
SOMERSET
TA18 7SX

A CONTEMPORARY ARCHITECTURALLY DESIGNED BARN CONVERSION SITUATED ON THE EDGE OF THE PRETTY VILLAGE OF NORTH PERROTT, SURROUNDED BY WOODLAND AND FIELDS, WITH VERY LIGHT AND WELL-PROPORTIONED ROOMS, WITH GARDEN AND STUDIO.

DISTANCES

CREWKERNE (MAINLINE STATION TO LONDON WATERLOO) 2.7 MILES
YEOVIL 7.5 MILES
THE JURASSIC COAST AT WEST BAY 14.5 MILES

ACCOMMODATION

- Entrance hall
- Spacious open plan kitchen/dining/sitting room
- Four bedrooms, two en suite
- Family bathroom
- WC

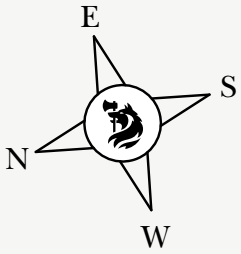
OUTSIDE

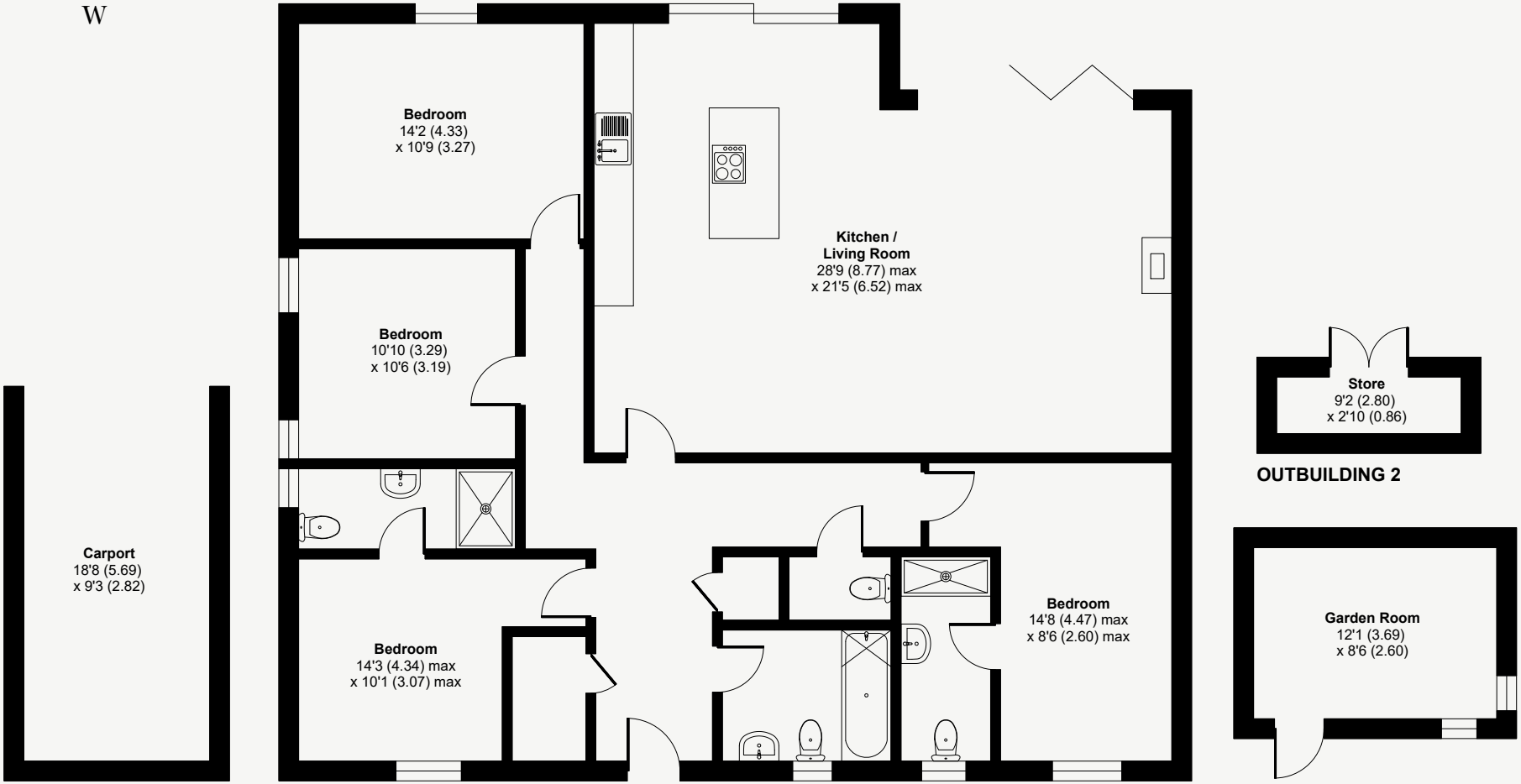
- Sweeping drive leading to:
- Two allocated parking spaces
- Allocated parking in timber frame carport
- Store
- Gravelled area to front with porcelain paths
- Delightful rear garden, mainly laid to lawn with large porcelain paved patio area with a part covered seating area
- Garden office, insulated, with power & lighting

Stonehaven Barns, North Perrott, Crewkerne

Approximate Area = 1535 sq ft / 142.6 sq m (excludes carport)
Outbuildings = 129 sq ft / 11.9 sq m
Total = 1664 sq ft / 154.5 sq m

For identification only - Not to scale





Floor plan produced in accordance with RICS Property Measurement 2nd Edition,
Incorporating International Property Measurement Standards (IPMS2 Residential).
Produced for Jackson-Stops. REF: 1438317

© nichecom 2026.

JACKSON-STOPS

THE PROPERTY

Situated on the edge of the pretty village of North Perrott, first glimpses of 1 Stonehaven Barns are most impressive, with its pretty cladding of Clear Side Scandinavian larch (30 year guarantee), with a Kingspan Quadcore high insulation Composite roof and Thermoblock wall insulation.

The property is set well back from the lane approached by a sweeping drive leading to a number of allocated parking spaces, plus a further numbered space in the timber frame carport. To the rear of the carport is a full height, double door with a store, ideal for bicycles, lawnmowers etc. To the front of the property there is a gravelled area with porcelain paths.

On first entering this property, there is a real sense of space and light with a fabulous and sizeable kitchen, dining, eating, and family area with a log burner. The kitchen incorporates a number of bespoke units, including a built in dishwasher, eye level double oven and five-ring induction hob with a large kitchen island. This kitchen exemplifies modern living, with French doors leading out from the kitchen area, and three bi-fold doors from the sitting area, directly into the garden. The entire property is immaculately presented with double-glazed tilt turn windows throughout with integral blinds and plantation shutters in the main sitting room. Many of the rooms have fantastic, vaulted ceilings and oak wooden doors. The property can safely be described as an eco-house; incredibly energy efficient with heating via an air source heat pump and underfloor heating throughout with heating thermostats in all rooms. To the side of the kitchen is a boiler room and separate utility cupboard with fittings for a washing machine.

There are four beautiful bedrooms in total, one family bathroom, and two ensuite shower rooms and a guest cloakroom. All the bedrooms have TV and telephone/datapoints.

The garden to the rear of the property is a delight and mainly made to lawn with very large porcelain paved patio area, and a part covered seating area. There are a few better places for a morning cup of coffee or evening glass of wine. There is also post and rail fencing overlooking a meadow.

Also in the garden and worth a special mention is the purpose-built fully insulated office building, designed by the Chelsea Flower Show designer James Gray, and constructed of the same larch clad style as the house with floor to ceiling double glazed windows featuring modesty blinds. It also has full electricity and lighting with separate fuse board, 13-amp sockets and USB points.

All in all, this is a truly wonderful property in an idyllic yet very convenient location.

LOCATION

The spectacular landscape of this beautiful county is regarded as some of the finest in the South West. North Perrott is ideally positioned amidst this landscape, an attractive village with a thriving community, parish church, licensed village hall and cricket club which host many social events throughout the year, as well being home to the renowned, award winning Perrott Hill independent prep school. The gastropub The White Horse is in nearby Haselbury Plucknett with the Winyard's Gap, Chedington, and The Lord Poulett Arms pub/restaurant in Hinton St George, all highly rated locally and a short drive away.

Under 15 miles away is the stunning Jurassic coastline with many pretty coastal villages and towns, including the elegant resort of Lyme Regis with its attractive Cobb harbour and beaches.

The fine market town of Crewkerne is approx. 3 miles and has a good range of high street and independent shops, supermarkets including Waitrose, cafes, restaurants and pubs and leisure facilities including a leisure centre and swimming pool, and mainline railway station between Exeter and Waterloo. The village has good road links, with the A303 a 15-minute drive and just over half an hour to the M5.

The larger commercial town of Yeovil is just over 8 miles away and boasts several large 'superstore' supermarkets, out of town retail parks, leisure facilities including theatre, cinema, bowling and leisure centre with swimming pools and a large hospital.

SPORTING & RECREATION

South Somerest is a beautiful area and is well known for its sporting and leisure pursuits. North Perrott is surrounded by wonderful walking and bridleways. There is golf at Dorchester Came Down, Yeovil and Sherborne, horse racing at Bath, Wincanton, Salisbury and Taunton. Sailing and watersports along the Dorset coast, Weymouth and Poole.

EDUCATION

This area is renowned for its schooling, local state schools within catchment at Haselbury Plucknett primary school and secondary education at Wadham in Crewkerne. The award winning Perrott Hill prep school is in the village, with Hazlegrove, the Sherborne Schools, Millfield, King's Bruton, and King's College Taunton all within easy distance.

PROPERTY INFORMATION

SERVICES:

Mains electricity, water, drainage are connected. High Speed Broadband available.

Energy efficient build with heating via an air source heat pump and underfloor heating throughout. Heating thermostats in all rooms. EPC rating of B which could be upgraded to A with the addition of solar panels on the large South West facing roof. Fully integrated fire sprinkler system, sensors and alarm.

PARKING:

Two numbered allocated car parking spaces plus a further numbered space in the timber framed carport, there are also two visitors' spaces.

LOCAL AUTHORITIES:

South Somerset District Council. Tel: 01935 462462.

COUNCIL TAX:

Band D.

TENURE:

Freehold with full vacant possession upon completion

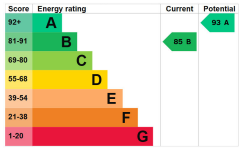
VIEWINGS:

Strictly by appointment with Jackson-Stops

DIRECTIONS

Navigation via what3words: ///rural.backtrack.lodge

From the centre of the village of North Perrott, stay on the A3066 and head north towards Haselbury Plucknett, passing Southern Conservatories on your right. Continue for 0.2 miles and the turn into Stonehaven Barns is on the right-hand side.



Important Notice: 1. These particulars have been prepared in good faith as a general guide, they are not exhaustive and include information provided to us by other parties including the seller, not all of which will have been verified by us. 2. We have not carried out a detailed or structural survey; we have not tested any services, appliances or fittings. Measurements, floor plans, orientation and distances are given as approximate only and should not be relied on. 3. The photographs are not necessarily comprehensive or current, aspects may have changed since the photographs were taken. No assumption should be made that any contents are included in the sale. 4. We have not checked that the property has all necessary planning, building regulation approval, statutory or regulatory permissions or consents. Any reference to any alterations or use of any part of the property does not mean that necessary planning, building regulations, or other consent has been obtained.
5. Prospective purchasers should satisfy themselves by inspection, searches, enquiries, surveys, and professional advice about all relevant aspects of the property.
6. These particulars do not form part of any offer or contract and must not be relied upon as statements or representations of fact; we have no authority to make or give any representation or warranties in relation to the property. If these are required, you should include their terms in any contract between you and the seller.

BRIDPORT/DORCHESTER
01308 423133
bridport@jackson-stops.co.uk
jackson-stops.co.uk

OnTheMarket.com
rightmove

JACKSON-STOPS
PROPERTY EXPERTS SINCE 1910