



MOVINGWORKS  
COLLECTION

**Gabbotts Farm**



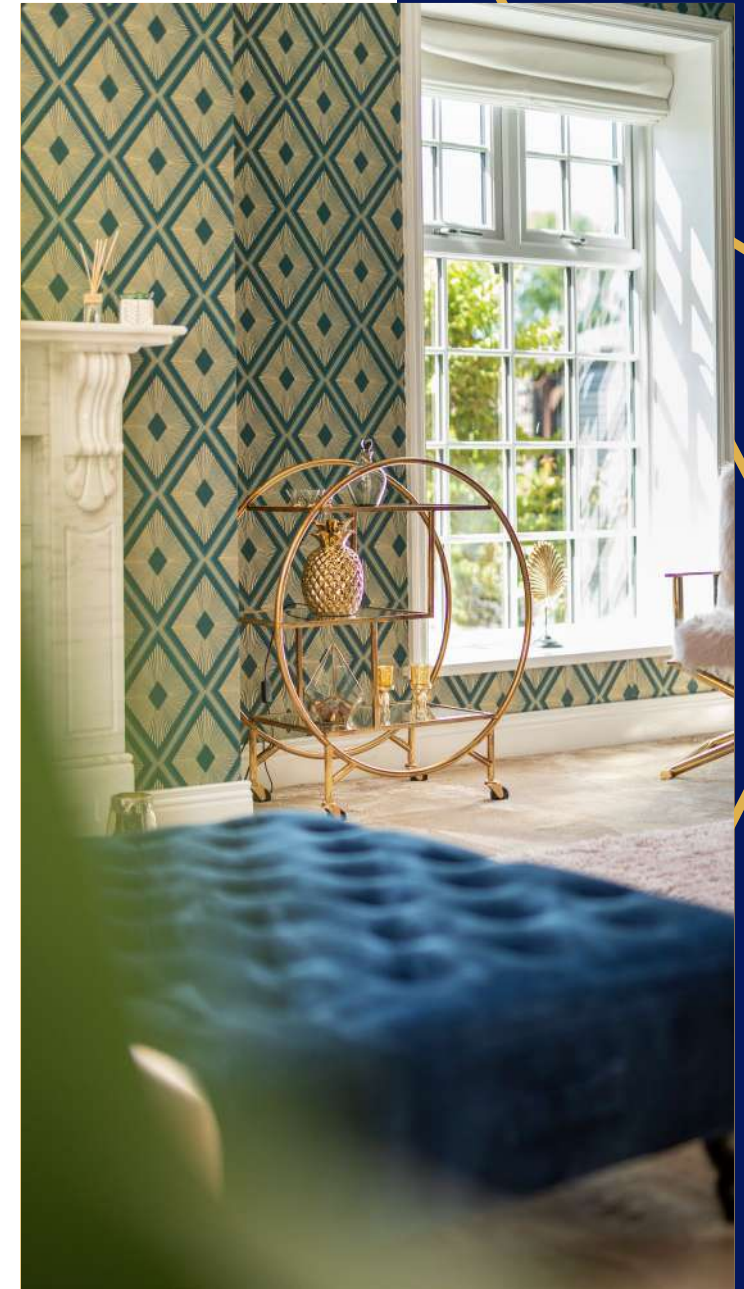
## **Gabbotts Farm**

Moss House Lane, Much Hoole, PR4 4TE



## STUNNING PERIOD FARMHOUSE

Dating back to the late 1800s this period farmhouse has been lovingly restored to create a fabulous family home. Set amidst landscaped gardens and with stunning countryside views it has an enviable rural location yet is within easy reach of the Motorway Networks. If you are looking for a substantial property with a sense of history in a peaceful rural location Gabbotts Farm is perfect.





## ELEGANT RELAXATION

The stunning Drawing is fabulous for entertaining and has an air of bygone grandeur -it really is quite special

To the other side of the house is the more contemporary open plan living area with the family lounge flowing into the dining room and then opening out onto the fabulous kitchen and further living area.

This is the perfect space for family life and for entertaining with the views over the open fields enhancing the spacious feel of the house

*"We have thoroughly enjoyed living at Gabbotts Farm and will be sad to move. The house has always felt warm, inviting, and has given us everything we need and more to help raise our little family. Gabbotts Farm will always be a special place to us."*



## THE HEART OF THE HOME

The galley kitchen extends elegantly into a stunning conservatory where a large island stands proudly. The spacious conservatory offers a wonderful and elegant space for entertaining. With light flooding in from the South facing garden the lounge area is an ideal space to chill or simply take in the rural views during the day and maybe a spot of star gazing across the night sky.

Immaculate landscaped gardens and various seating areas that surround this property allow you to take in the beautiful vista from many vantage points.







## TAKE A LOOK UPSTAIRS

The master bedroom suite boasts an impressive spread of wardrobes and has superb views across the stunning landscaped gardens.

The main bathroom is luxury personified, with an amazing roll top bath, feature double shower and stunning vanity wash hand basin. To the first floor there are a further two bedrooms and a shower room.

Completing the living accommodation is the second-floor suite, with two bedrooms and an ensuite.









- » Period farmhouse built circa 1890
- » Five bedrooms
- » Lovingly restored

- » Rural location
- » Gated entrance
- » Landscaped gardens

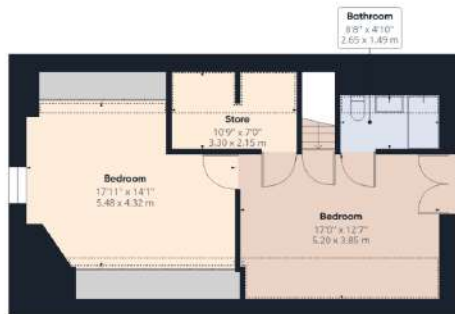
- » Stunning rural views
- » Great travel links 8.3 miles to M65
- » 7.7 miles to Preston Train Station



Ground Floor Building 1



Floor 1 Building 1



Floor 2 Building 1

**Approximate total area<sup>(1)</sup>**

3039.18 ft<sup>2</sup>

282.35 m<sup>2</sup>

**Reduced headroom**

122.78 ft<sup>2</sup>

11.41 m<sup>2</sup>

(1) Excluding balconies and terraces

Reduced headroom (below 1.5m/4.92ft)

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.



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