

# Strawberry Barn

Region: Herefordshire Sleeps: 4

## Overview

With wood beams, exposed brick and a feature spiral staircase this beautiful, converted barn offers light, space and style. Set with the backdrop of the Malvern Hills, guests at this rural retreat can unwind by the pool, sink into plush sofas and unwind in bucolic bliss.

The ground floor welcomes you in with a modern kitchen living area offering plenty of space to gaze out at the view whilst reclining on plush sofas or enjoying a lively evening meal at the elegant round table. A well-equipped kitchen combines modern fixtures with wooden surfaces and thoughtful flourishes, whilst holding all you need from dishwasher to washing machine and dryer to make your holiday fuss free. Underfloor heating and a large TV with DVDs in the living area has all the ingredients for a perfect night in.

The sleeping accommodation comprises of a ground floor bedroom with en-suite access and an inviting patio door that leads you straight from your bed into the beautiful peace of the surrounding countryside. A further double bedroom, accessed by the rustic spiral staircase is decked out with wooden beams and exposed brick, benefiting from Velux windows for a glimpse at the stars!

Each barn on the complex benefits from its own private garden, with 150 acres of surrounding land available to you during your stay. Guests will have shared access to a first-rate indoor swimming pool and pool house, with a kitchen area and sun loungers to kick back and unwind on after your dip. Further communal areas include a woodland fire pit and a shared terrace with BBQ, a great place to socialise and cook an al fresco meal amongst the panoramic views.

With ample parking outside and a fantastic local pub just a two mile walk away, Holly Bush Barn offers guests a fantastic opportunity to come together in style and luxury in this tranquil rural setting.



## Facilities

Barn • Instagrammable • Easy By Train • Indoor Pool • Shared Pool •  
Ideal for Babies & Toddlers • Ideal for Kids • Ideal for Teens • Wi-Fi/Internet  
• Pets on Request • Walk to Restaurant • Coffee Machine • Ideal for  
Xmas/NY • TV • Indoor Games • Outdoor Games • DVD •  
Working Fireplace/Woodburner • Heating • Toys • Fenced Grounds •  
Parking Space • Rural Location • Walking/Hiking Paths • Golf Nearby •  
Horse Riding • Fishing • Romantic

# Interior & Grounds

## FACILITIES

### GROUND FLOOR

- Open plan kitchen, dining living area with round dining table.
- Double bedroom with en-suite access
- Bathroom with large walk-in shower and WC

### TOP FLOOR

- Double bedroom with Zip and Link beds that can be turned to a twin.

### EXTERIOR

- Private, enclosed garden
- Private parking
- Access to shared pool, pool house and communal terrace.
- Access to shared fire pit and BBQ.

### Additional Facilities

- WiFi
- Flat-screen TV
- Dishwasher
- Fridge Freezer
- Logs provided.
- Microwave
- Washing machine and dryer
- Toiletries
- Sound system
- DVD player and DVD library
- Luxury Hampers on arrival
- Beauty treatments, private chef can be arranged.
- Bed linen and towels



## Location & Local Information

The town of Ledbury is surrounded by woods, orchard and hills, a gateway to the footpaths leading through the beautiful Malvern Hills. Potter the pretty streets and explore the brilliant independent shops where you can stock up on unique homewares, artworks and books and stop off for a coffee at the charming local cafes.

Surrounded by orchards, Ledbury is in the middle of Big Apple Country! Twice a year the town celebrates the Big Apple Festivals, but year-round you can head to Weston's Cider for a tasting tour and orchard walk. Coddington Vineyard is also a must for wine-lovers who want to investigate the fruits of this growing wine region.

A trip to Eastnor Castle is well worth a visit (check website for seasonal opening hours) Take a tour through the historic nineteenth century castle and explore the magnificent state rooms, surrounding arboretum and pretty lake. Overlooking the castle and the Malvern Hills is the impressive 300-acre Eastnor Deer Park, a designated Area of Outstanding Natural Beauty with a herd of Red Deer grazing in the grounds. Those planning a fulfilling walk could take the path up to Eastnor Obelisk and join the path to Worcestershire Way or the Malvern Hills.

For ten days every July the town of Ledbury is home to the largest Poetry Festival in the UK, thanks to the region inspiring a range of poets and writers from Tolkien to C.S. Lewis. Take a trip to the Barrett Browning Institute to find more information on the poetic heritage of the town and explore the charming Tudor buildings that house the exhibitions.

A trip to nearby Hereford would not be complete with a visit to the spectacular Hereford Cathedral with a beautiful stained-glass window and stone monument standing as a memorial to the SAS, a lovely spot to reflect and catch your breath. After your visit take a trip to the local Black and White Museum, a perfectly preserved Jacobean timber-framed house that unveils a varied and fascinating story of Hereford's history dating back to the English Civil War.

## Local Amenities

Nearest Airport	<b>Birmingham Airport (96 km )</b>
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Nearest Train Station	<b>Ledbury (8 km )</b>
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Nearest City	<b>Hereford (30 km )</b>
Nearest Town	<b>Ledbury (8 km )</b>
Nearest Restaurant	<b>Robin Hood Inn (2.9 km )</b>
Nearest Supermarket	<b>Tesco Superstore (7.7 km)</b>
Nearest Golf	<b>Dymock Grange Golf (17 km )</b>
Nearest Beach	<b>Sand Bay Beach (132 km )</b>

## What we love

- Take a dip in the relaxing indoor pool, then recline on the pool house sofas or sun loungers after your swim
- A feature spiral staircase leads to a top floor bedroom full of rustic charm with wood beams and exposed brick
- Slip through the patio doors of the ground floor bedroom to enjoy the crisp morning air and stunning landscaped grounds
- With a DVD library, sound system and underfloor heating there is no fear of getting bored on a rainy day
- Spectacular views of the Malvern Hills can be enjoyed from the barn windows and surrounding grounds

## What you should know...

- The property is part of a complex of barns housed on the surrounding grounds
- The top floor room has some restricted head height and access thanks to wooden beams and sloped ceilings
- The top floor room has a zip and link bed that can be turned into twin beds
- Children should be supervised at all times at the swimming pool

# Terms & Conditions

- Security deposit: £500 charged to client's credit card before arrival and refunded two weeks after departure, subject to full inspection.
- Arrival time: Check-in after 4.00 p.m.
- Departure time: Check-out before 10.00 a.m.
- Energy costs included?: Yes, included in the rental price.
- Heating costs included?: Yes, included in the rental price.
- Linen & towels included?: Yes, included in the rental price.
- End of stay cleaning included?: Yes. However, guests are required to leave the accommodation clean, tidy and in the same condition as on their arrival. Any extra cleaning, laundry, maintenance and/or rubbish disposal required will be charged against the security deposit.
- Internet access?: Wi-Fi internet access included.
- Minimum stay: 3 nights.
- Changeover day: Flexible or specific day.
- Pets welcome?: On request only and with prior agreement with the owner. If accepted, a pet supplement of £50 per pet per day will apply (paid to OT prior to travel)
- Smoking Allowed?: Smoking & Vaping are not permitted.
- Insurance: Guests are required to be in possession of a valid insurance policy, which covers them for cancellations, loss of personal belongings, personal liability and any accidental damage caused during their stay.
- Stag & Hen Do's Allowed? : N/A