



Ellesmere

HOLLINGBOURNE ME17 1TN

Welcome to Ellesmere



Home... in the heart of Hollingbourne

A charming collection of new homes in the sought-after Eyhorne Street hamlet, one of three that make up Hollingbourne village at the foot of the North Downs.

- Just 12 exclusive 2, 4 & 5 bedroom homes thoughtfully designed to complement their pretty village surroundings.
- Each property benefits from a private garden, parking or a garage and superior specifications.
- From this delightful village location, residents enjoy easy access to the M20 (J8), the Channel Tunnel and an array of local amenities and Hollingbourne Railway Station is less than half a mile away.
- Benefit from all the advantages of a new home, including advanced technology, lower running costs, and a 10-year NHBC warranty.



The Willow Homes 1 & 8
The Magnolia Homes 2, 4, 5, 6 & 7
The Chestnut Home 3
The Ivy Homes 9 - 12



Moments away...

- 1. Hollingbourne Primary School
- 2. Christopher’s Village Shop & Post Office
- 3. Hollingbourne Village Hall
- 4. Hollingbourne Train Station
- 5. Leeds Castle
- 6. Go Ape
- 7. M20



SCHOOLS

Sutton Valence School	4.4 miles
Invicta Grammar School	4.5 miles
Valley Park School	4.6 miles
Maidstone Grammar School	9 miles
Oakwood Park Grammar School	9.3 miles

FOOD & DRINK

The Windmill	0.2 miles
The Dirty Habit	0.9 miles
The George Inn	1.5 miles
Fish on the Green	2.6 miles
Hook & Hatchet Inn	3.8 miles

HEALTH & WELLBEING

Feel Good Health Club	0.7 miles
Hollingbourne Cricket Club	1 mile
Yeoman Lane Surgery	2.8 miles
Bearsted Medical Practice	2.8 miles
Bearsted Dental Studio	2.8 miles

Enjoy it all from this envious location

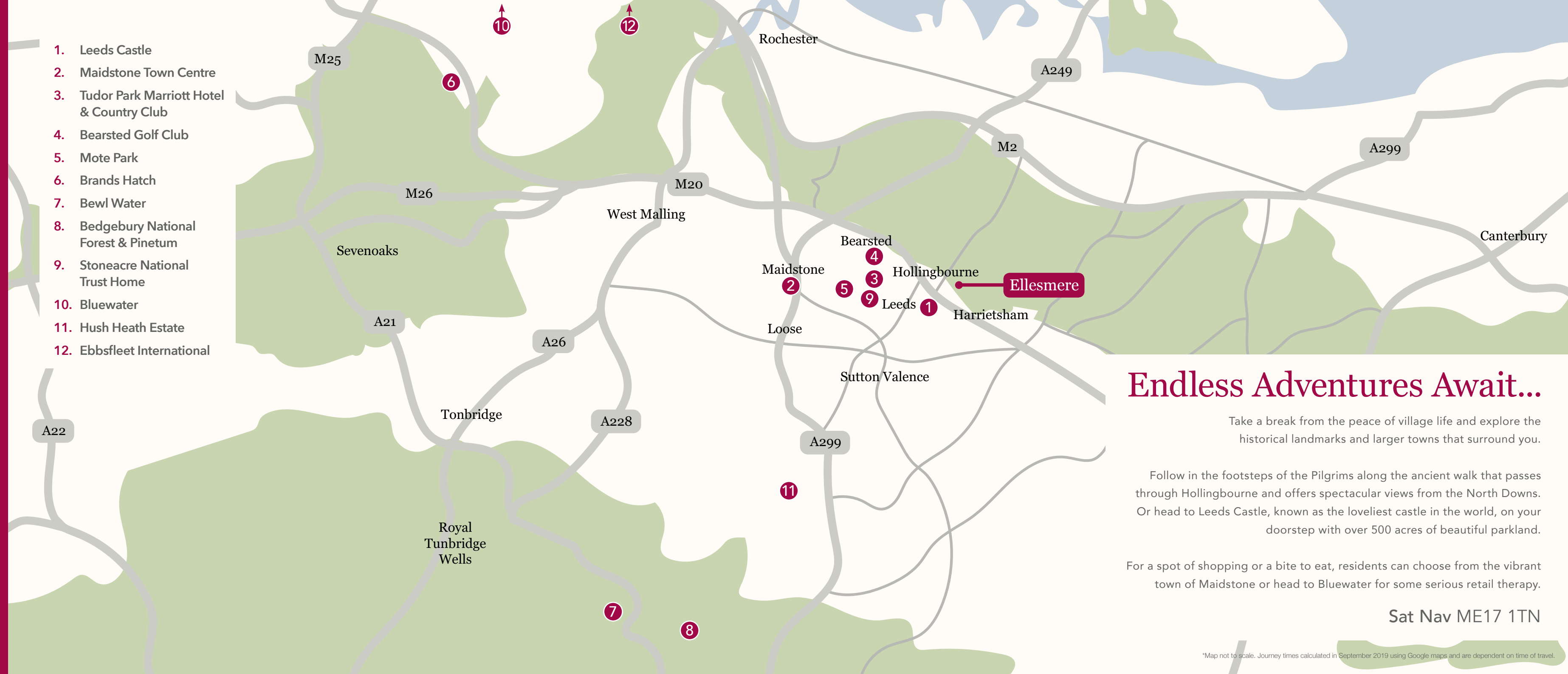


Whether it's the village's peace and tranquillity, surrounding countryside and historical landmarks, or the convenient transport links that attract you to its location, it's easy to see why Hollingbourne is so sought-after. Although only 4 miles from Maidstone and just minutes from the M20 and rail access to the Channel Tunnel, Ellesmere sits peacefully at the foot of the North Downs within one of three pretty hamlets that make up Hollingbourne village.

Settled in this historic village and surrounded by wide open countryside, residents enjoy access to the vibrant town of Maidstone and the extensive array of amenities, countryside and history.



1. Leeds Castle
2. Maidstone Town Centre
3. Tudor Park Marriott Hotel & Country Club
4. Bearsted Golf Club
5. Mote Park
6. Brands Hatch
7. Bewl Water
8. Bedgebury National Forest & Pinetum
9. Stoneacre National Trust Home
10. Bluewater
11. Hush Heath Estate
12. Ebbsfleet International



Endless Adventures Await...

Take a break from the peace of village life and explore the historical landmarks and larger towns that surround you.

Follow in the footsteps of the Pilgrims along the ancient walk that passes through Hollingbourne and offers spectacular views from the North Downs. Or head to Leeds Castle, known as the loveliest castle in the world, on your doorstep with over 500 acres of beautiful parkland.

For a spot of shopping or a bite to eat, residents can choose from the vibrant town of Maidstone or head to Bluewater for some serious retail therapy.

Sat Nav ME17 1TN

*Map not to scale. Journey times calculated in September 2019 using Google maps and are dependent on time of travel.

Countryside Connections

Despite its quiet village location, the delights of larger towns, the coastline and even Europe are well within reach. Eyhorne Street is set back off the A20 leading directly to the M20 (J8) less than 1 mile away, where residents can either head towards London, Ebbsfleet International, or down to Kent's stunning coastline.

Hollingbourne Railway Station is less than half a mile from Ellesmere and provides a comprehensive service to London Victoria in just over an hour, as well as Ashford International in under 25 minutes.

This charming collection of homes offers the perfect balance of idyllic rural living with easy access to larger towns, London and beyond.



Hollingbourne Station
— 0.4 miles

M20 — 1 mile

Maidstone East Station
— 8 miles

Eurostar - Ashford
International — 20 miles

Ebbsfleet International
— 23 miles

Gatwick Airport
— 44 miles



Maidstone East — 9 mins

Eurostar - Ashford
International — 21 mins

Canterbury — 48 mins

Bromley South — 52 min

London Victoria — 1hr 12min



Why Fernham?

Fernham Homes is dedicated to enhancing areas of Kent, Surrey and Sussex with only the finest of new homes. By implementing traditional materials that blend with their surroundings, each collection has a mature style, whilst featuring contemporary specifications inside.

Having steadily grown over the years into a trusted brand and a respected housebuilder, Fernham Homes is best known building impressive new homes that have been designed and built with passion.

BUILT FOR LIFE





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