



Maillard
& Co

£ 1,995,000

Mont Gavey, St Lawrence

For Sale



“CONFIDENTIAL LISTING – Substantial
Family Home with Equestrian Facilities in Rural
St Lawrence”

5

Bedrooms

3

Receptions

6

Bathrooms

For Sale

Property features

Equestrian Facilities	Approximately 4500 sq ft of Living Space
Outbuilding and Land	Seclusion and Tranquility

Property details

Houses enjoying seclusion and tranquillity are hard to find in Jersey, but if that is top of your wish list, then 'paradise lost' may be paradise found !

This large house occupies an elevated sunny position off a little used lane in the heart of the St Lawrence countryside surrounded by its own land and no direct neighbours, with stunning rural views this property provides an abundance of space for all the family both inside and out.

The front courtyard offers copious parking and is enclosed by a timber frame redundant stable block now utilised as sheds and two storey outbuilding enabling the new owner options to utilise for equine use, garaging or alternatively develop to suit their requirements (subject to the usual Planning consent). The surrounding land provides tiered gardens leading down to a duck pond, two meadows and a dis-used sand school. There is also a heated pool sheltered from all aspects by the house which offers complete privacy and is bathed in sunshine from early afternoon through to sundown.

Providing approximately 4,500 sq ft of living accommodation, the house was completely re-built within the existing granite façade in the 1980's offering a scale and excellent flow not usually associated with period granite farmhouses. The accommodation would now benefit from some up-dating and briefly comprises; formal spacious dining room just off the kitchen-breakfast room (with pantry and larder) a 10-meter-long drawing room runs along the front of the original house with an imposing granite fireplace at one end. In addition to this is a large office with library gallery, spacious entrance hall/boot room, conservatory, utility room, and ground floor shower room. The double garage is integral, and scope exists to convert to create a guest/nanny annexe, if required. The bedrooms are all located on the upper floors with three en-suite bathrooms and an additional house bathroom. The exceptionally spacious master bedroom suite also benefits from a walk-in dressing room and a beautiful rural aspect over the valley.

This property is a rare find indeed and the vendor is searching for chain free buyers only. Contact Kate at Maillard & Co. for further information.

Oil fired central heating. Septic tank and soakaway drainage and borehole water.
Freehold

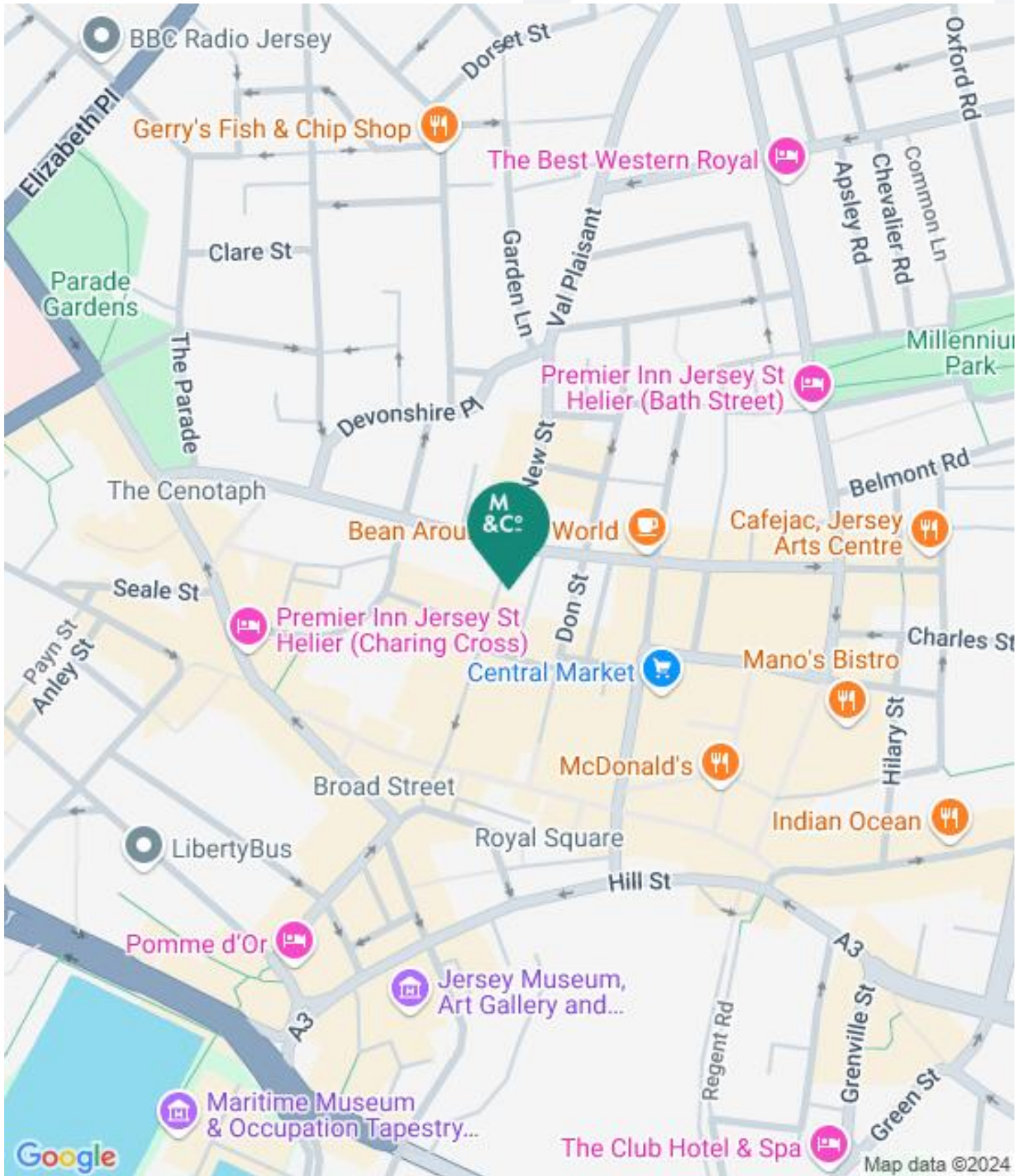
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Disclaimer

For Sale

Please call Maillard & Co on 880 880. Please note that all areas and measurements given in these particulars are approximate and rounded. The text, photographs and floor plans are for general guidance only.

Once an offer is accepted and negotiations for the purchase of a property are entered into, the prospective purchasers will be asked to produce photographic identification (passport or driving licence) and proof of residency documentation eg, a current utility bill together with confirmation of source of funds. This is in order for us to comply with the current Money Laundering Legislation.





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