



# Delightful family home with superb equestrian facilities

Highlands, La Rue Des Cateaux, Trinity, Jersey, JE3 5HB

Guide Price: £3,150,000









**Impressive country home • Equestrian complex with stabling for six horses, sand school and paddock • Lovely private gardens with terraces and swimming pool • Ideal for two generation occupancy • Complete with staff cottage and outbuildings • 8 bedrooms, 6 bathrooms, 7 receptions • Approx 8640 sq ft.**

#### **Local Information**

Located in the rural parish of Trinity, Highlands is very well secluded in the heart of the parish but still close to all local amenities. There is an excellent selection of schools in the area including nearby St Michaels (within 2 miles ).

#### **About this property**

This delightful family home with superb equestrian facilities enjoys a peaceful rural setting on high ground which faces the south and is approached off a quiet country leafy lane.

The property forms a perfectly balanced Jersey Estate dating back to the mid-19th Century. With over approx. 8640 sq. ft. of accommodation, the living space is flexible and is perfect for a family or with extended family as there is a two generation/staff option if required in separate one and two bedroom, self-contained cottages. The current owners have modernised the property and the total accommodation (including the cottages), comprises eight bedrooms, six bathrooms, seven reception rooms. There is plenty of room for all the family.





### Outside

The property is located in a peaceful and unspoiled countryside setting, with delightful private gardens and benefitting from the surrounding rural outlook without any neighbours close by.

The extensive grounds comprising of an acre of gardens and four acres of fields, also benefit from a swimming pool, pool house, sun terrace and outbuildings. A detached, large granite barn provides stabling facilities for up to six horses and there is a horse paddock with sand school for horse lovers. There is a substantial range of garaging, with additional parking.

### Services

Oil fired central heating. Mains water plus bore hole for swimming pool purposes. Septic tank drainage.

### Tenure

Freehold

### Viewing

All viewings will be accompanied and are strictly by prior arrangement through Savills Jersey Office.  
Telephone: 01534 722 227.









Highlands, La Rue Des Cateaux, Trinity, Jersey, JE3 5HB

Gross Internal Area 6027 sq ft

Barn & Garaging 2152 sq ft

Pool House 461 sq ft

Total 8640 sq ft

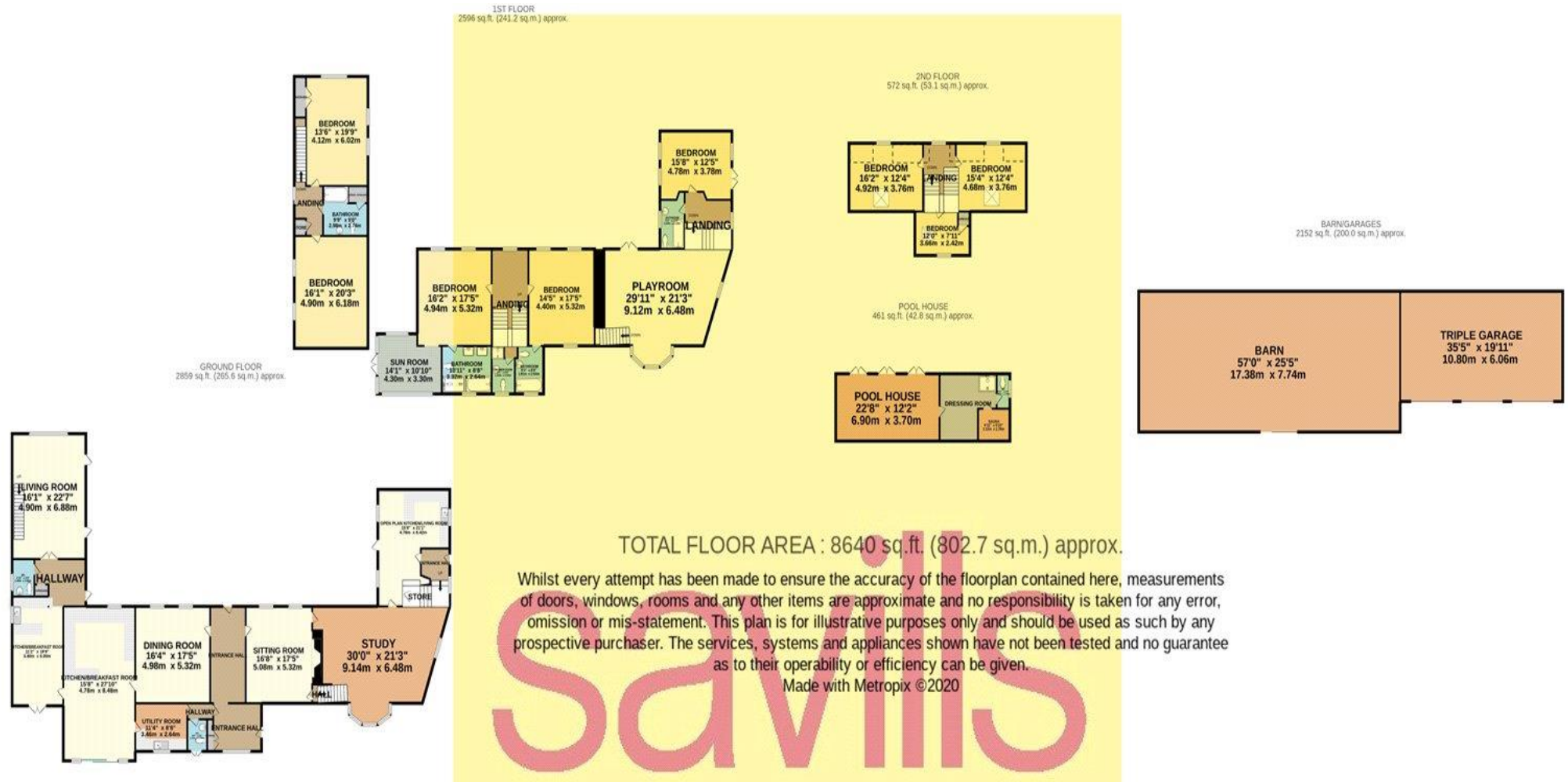


savills

savills.je

Savills Jersey

+44 (0) 1534 722 227



**Important notice** Savills, its clients and any joint agents give notice that 1: They are not authorised to make or give any representations or warranties in relation to the property either here or elsewhere, either on their own behalf or on behalf of their client or otherwise. They assume no responsibility for any statement that may be made in these particulars. These particulars do not form part of any offer or contract and must not be relied upon as statements or representations of fact. 2: Any areas, measurements or distances are approximate. The text, photographs and plans are for guidance only and are not necessarily comprehensive. It should not be assumed that the property has all necessary planning, building regulation or other consents and Savills have not tested any services, equipment or facilities. Purchasers must satisfy themselves by inspection or otherwise. 20200626SARK

