



**A SUBSTANTIAL 7 BEDROOM PROPERTY THAT HAS CHARM FROM THE  
MOMENT YOU STEP THROUGH THE DOOR**

LA PROVENCE FARM

LE MONT DE LA ROCQUE, ST. BRELADE, JERSEY, JE3 8BQ

Price On Application



# LARGE DETACHED FAMILY HOME IN A PRIME LOCATION WITH BEACHES AND GREAT RESTAURANTS NEARBY

GREAT LOCATION WITH GREAT VIEWS • SPACIOUS ACCOMMODATION • QUIETLY SITUATED • CHARM AND CHARACTER THROUGHOUT

## Situation

Commanding the top of Mont de la Rocque (green lane) with far reaching views of St. Aubins Bay and almost surrounded by fields of Purple Tansy in the summer months.

Close proximity for commuters to; town, several beaches and all the sporting facilities on offer in St. Brelade, St Ouen, and Quennevais  
Jersey Airport is but 5 minute drive away if need to get away.

## Description

La Provence Farm is a country house built in the Provençal style and quietly situated in 11 vergées of land just above St Aubin. It enjoys inspiring views over its own land of the sea across St Aubin's Bay, and of the Bay lights at night. The house faces mainly south and east but also has a west facing swimming pool complex which benefits from afternoon sun until late into the evening. There is a large lawn and extensive flower borders and features several large specimen eucalyptus trees. The property benefits from a newly installed irrigation system and private borehole.

La Provence Farm totals 8300 square feet of built space including up to seven bedrooms, four bathrooms, kitchen, dining room, a large lounge and a separate media/music room. It has a large boot room and a separate laundry. It also has a full gym, sauna and a teenage games room. It has garaging for five cars (and parking for many more), a substantial wine cellar and two storage rooms.

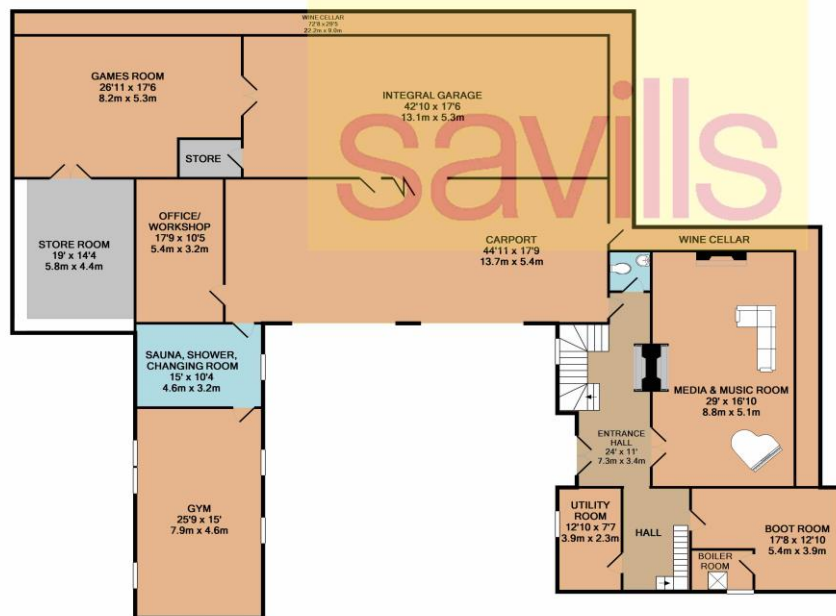
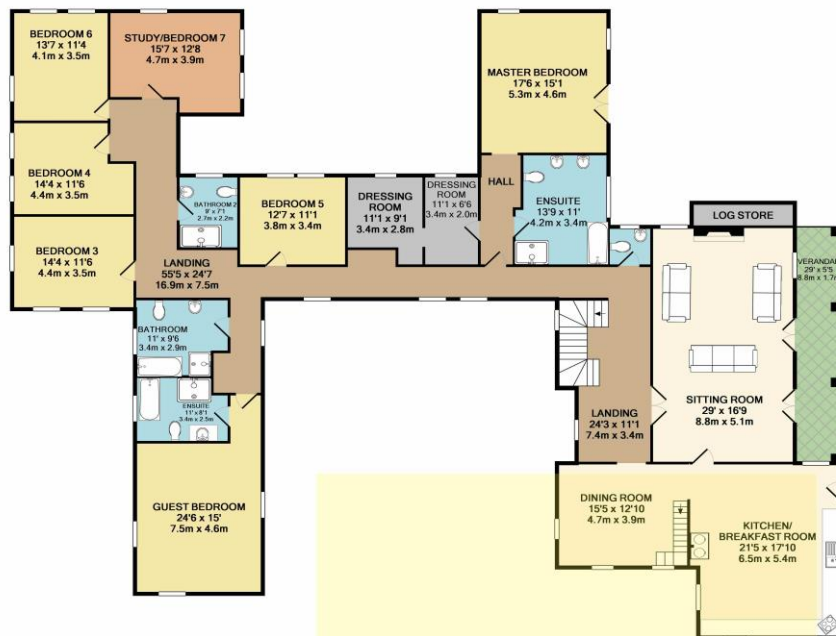




La Provence Farm has recently been given a complete and thorough renovation and refurbishment and is now offered in excellent condition and would suit a family looking to move straight in. Situated at the top of Mont de la Rocque it is very convenient for the airport, the western beaches, Waitrose and the restaurants of St Aubin and St Brelade's Bay.

#### Services

All mains except gas, oil fired central heating, wired for digital TV and Fibre Optic has recently been installed. Sonos sound system, Savant and Lutron are also installed in several areas.



GROUND FLOOR

POOL HOUSE

TOTAL APPROX. FLOOR AREA 8300 SQ.FT. (771.1 SQ.M.)  
 Whilst every attempt has been made to ensure the accuracy of the floor plan contained herein, measurements of floors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
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## Viewing

Strictly by appointment with Savills

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