



The Gardens Thorn

Wembury, Plymouth, PL9 0EQ

£2,500 Per Month



Stunning individually-designed residence located in the South Hams offering spacious accommodation with 4 double bedrooms, master ensuite, 2 formal reception rooms, fitted kitchen/breakfast rooms, utility & additional shower room. Beautiful gardens & woodland located adjacent to the River Yealm.



THE GARDENS, THORN, WEMBURY, PLYMOUTH PL9 0EQ

ACCOMMODATION

Access to the residence is through the double doors under the canopied entrance, leading into a formal lobby area.

FORMAL LOBBY 14'8" x 12'3" (4.48 x 3.75)

Travertine tiled floor with steps leading up to the main bedroom accommodation. Main staircase rising to the first floor accommodation. Obscured-glass double-glazed window to the front. Door leading to the 4th bedroom.

BEDROOM FOUR 19'1" x 11'5" (5.84 x 3.48)

Dual aspect room with double-glazed windows to the front and rear elevations. Range of built-in wardrobes along one wall.

BEDROOM THREE 22'8" x 12'4" (6.93 x 3.77)

Dual aspect room with outlook to the front and side elevation. Range of built-in wardrobes.

BEDROOM TWO 16'11" x 14'0" (5.16 x 4.27)

Built-in wardrobe. Sliding double-doors leading out onto a balcony area.

BEDROOM ONE 16'10" x 14'3" excluding door recess (5.13m x 4.34m excluding door recess)

Dual aspect room with window to the side and rear elevations. Walk-in wardrobe with range of storage and hanging space. Door leading to the ensuite bathroom.

ENSUITE BATHROOM 11'10" x 12'10" (3.62 x 3.93)

An opulent room with Travertine tiles to the walls and floor, comprising a separate wc, bath and oversized walk-in shower with glass screen, 'his-&hers' sinks with mixer taps and storage beneath. 2 vertical towel-rail/radiators. Obscured double-glazed windows to the rear and side elevations.

UTILITY ROOM 7'7" x 7'6" (2.33 x 2.30)

Travertine flooring. Work surface with sink unit and cupboard beneath. Travertine-tiled splash-backs. Built-in cupboard housing the hot water cylinder. Wall-mounted gas boiler. Obscured double-glazed door to the side.

SHOWER ROOM 11'5" x 6'7" (3.49 x 2.02)

Contemporary-style suite comprising walk-in oversized shower with glass screen, shower unit with fixed shower head and spray attachment, large vanity area with storage beneath, inset sink unit with tiled surround and low-level wc with concealed cistern. Vertical towel-rail/radiator. Obscured double-glazed window to the side.

FIRST FLOOR ACCOMMODATION

Galleried landing with window to the front. Full-length glazed side panels and glazed double doors leading to the accommodation. Steps leading up to a further level. Door leading into the separate wc and lounge.

FORMAL DINING ROOM 16'0" x 16'2" at widest point (4.88 x 4.95 at widest point)

Dual aspect room with window to the front. Folding doors and windows to the side elevation leading out to a balcony. Feature vaulted panel ceiling. Raised fireplace feature. Across the landing is a door leading into the kitchen/breakfast room.

KITCHEN/BREAKFAST ROOM 19'2" x 13'3" excl door recess & sitting area (5.84m x 4.04m excl door recess & sitting area)

Range of matching eye-level and base units with stone work surfaces and inset one-&-a-half bowl sink unit with mixer tap. Built-in appliances include a full-length refrigerator and freezer, microwave oven and dishwasher. Free-standing dual-fuel range-style cooker with gas hob and electric hot plate. Travertine-tiled floor. Archway leading into a separate sitting area which has a glass-pitched roof and seven uPVC double-glazed window looking out onto the rear patio and garden area.

SEPARATE WC 6'3" x 5'3" (1.92 x 1.62)

Low-level toilet with concealed cistern and feature sink unit with stone wash basin and free-standing tap. Tiled floor. Vertical towel-rail/radiator.

LOUNGE 27'0" x 21'1" widest points (8.23 x 6.43 widest points)

Triple aspect room with double-glazed windows to 2 side elevations and the rear elevation. Folding doors leading onto a balcony. Feature fireplace with a tiled hearth and inset 'Living-Flame' gas fire.

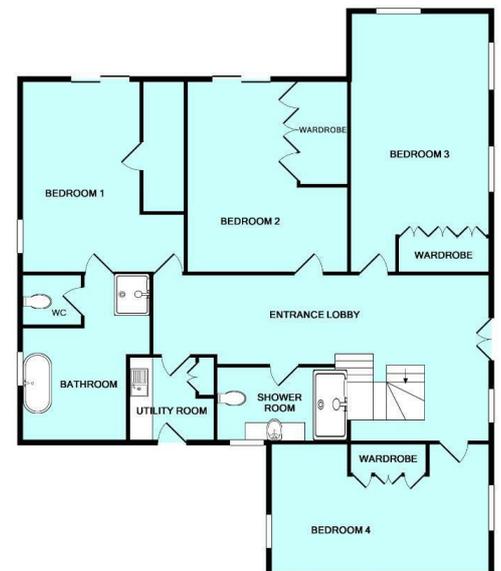
GROUNDS

The property is approached via a private drive with wrought iron double gates leading onto a tarmac and brick-paved parking area. There is a central island to the front of the property with mature shrubs and trees and adjacent to the house is a garage and studio facility. To the rear of the property, overlooking the lagoon, is a lawned area planted with trees and shrubs which extends behind the property where there is an elevated seating area, beyond which is a naturalised area of garden with open spaces and woodland.

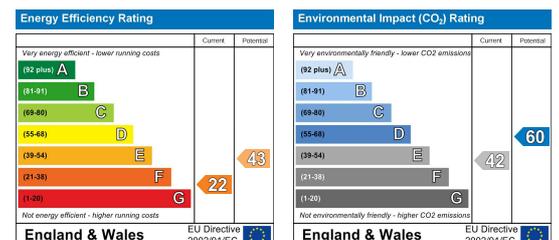
Area Map



Floor Plans



Energy Efficiency Graph



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