



FINE & COUNTRY
JERSEY

Mon Bel

La Rue Des Aix
St. Peter
Jersey
JE3 7ZE

£7,999,995

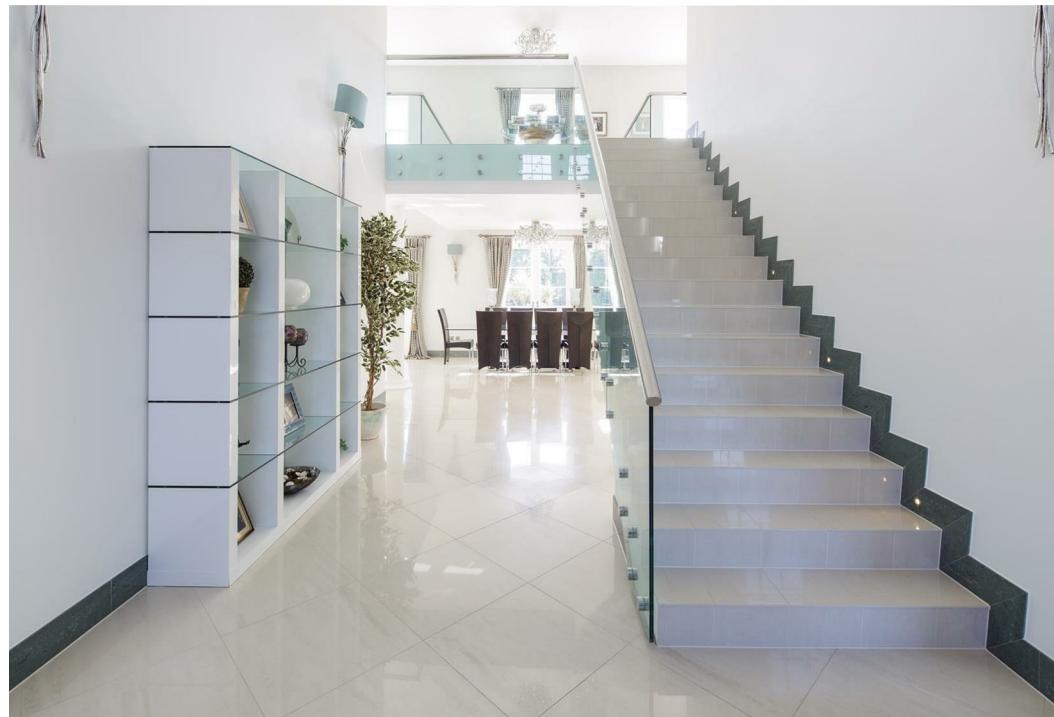
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FREEHOLD - Mon Bel is a magnificent 15,000 sq.ft country home that combines the beauty of traditional Jersey architecture with contemporary living. It is a rare opportunity to purchase a brand new house with its timeless and elegant facades, spacious interiors and impeccable specification, together with almost 25 Vergees of agricultural land.

The large kitchen and dining area are extended with a beautiful period style orangery that opens out to an extensive terrace, heated swimming pool and landscaped gardens. There is a range of additional reception rooms, a home cinema and gym, and garaging.

The 5 bedroom suites ensure plenty of space for all the family, while a self contained 2 bedroom unit with kitchen and bathroom facilities meet the needs for staff or guests.

Access to the property is through a gated entrance and a long 1/4 mile tree lined drive. Considerable landscaping has been undertaken around the property and many trees were planted. Provisions have been made to extend into the 7,000 square feet attic space.





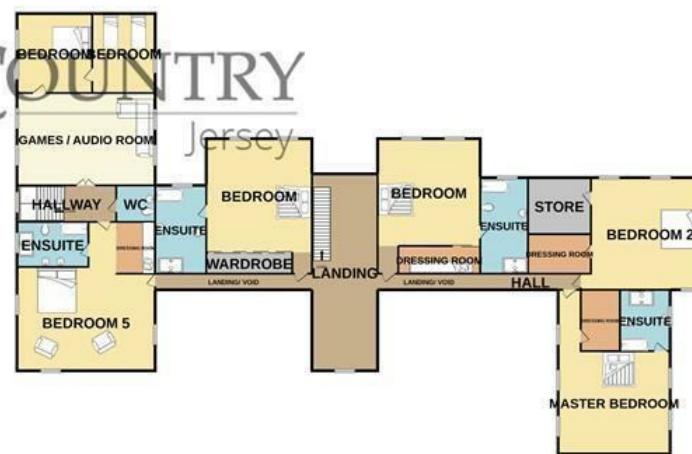




GROUND FLOOR



1ST FLOOR



FINE & COUNTRY Jersey

TOTAL FLOOR AREA: 1500sq.ft. (139.4 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, 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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Outside

Accessed through a gated entrance and a long, beautiful tree lined driveway with huge amounts of parking and triple garaging.

Stunning landscaped gardens front and rear, together with 25 vergées of agricultural land.

Extensive terrace and swimming pool, pool house, stable and tack room.

Services

Directions

Travelling through St Peter's Valley, turn right at the side of the Vic in the Valley. At the crossroads at the top of the road, turn left and then the first right onto La Rue des Aix. The gated entrance to Mon Bel is on the left hand side after the bend.

Call us on

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MONEY LAUNDERING REGULATION - 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 and proof of residency documentation, e.g. current utility bill and ID. This is in order for us to comply with the current Money Laundering Legislation.

Fine & Country Jersey advises prospective purchasers that we have prepared these sales particulars as a general guide only. We have not carried out a detailed survey, nor tested the services, appliances and specified fittings. Room sizes are approximate and rounded; they are taken between internal wall surfaces and therefore include cupboards/shelves etc, accordingly they should not be relied upon when purchasing fittings. Carpet, curtains/blinds and kitchen equipment, whether fitted or not, are deemed to be removable by the vendor unless specifically itemised within these particulars and/or within the property inventory. These particulars are supplied on the understanding that all negotiations are conducted through Fine & Country Jersey, their accuracy is not guaranteed nor do they form part of any contract.