

FAUVIC HOUSE



5

BEDROOMS

5

BATHROOMS

5,033

SQ FT

0.6

ACRES

£3,500,000 GROUVILLE

Fauvic House, a magnificent residence nestled in the heart of the picturesque parish of Grouville in Jersey, stands as a testament to timeless elegance. Dating back to 1846, this remarkable property exemplifies the Regency style, boasting a well-preserved exterior that contributes to the overall charm of the streetscape. This grand home, featuring five bedrooms, exudes character and offers a unique blend of historical allure and modern amenities. The residence overlooks sprawling fields, providing a serene backdrop for its occupants. With a swimming pool for leisurely days and a triple garage for convenience, Fauvic House ensures a luxurious lifestyle. The private gated entrance adds an extra layer of exclusivity, making this property a true gem in the island's real estate landscape.

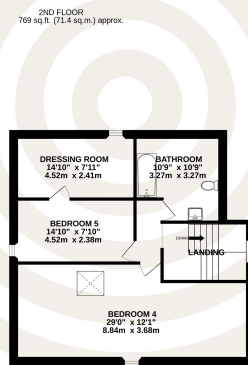
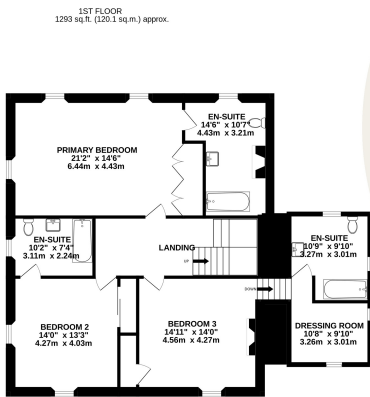
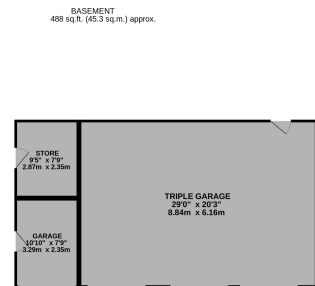
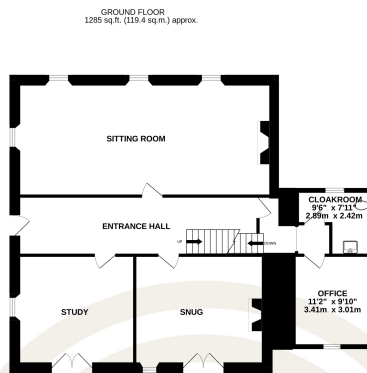
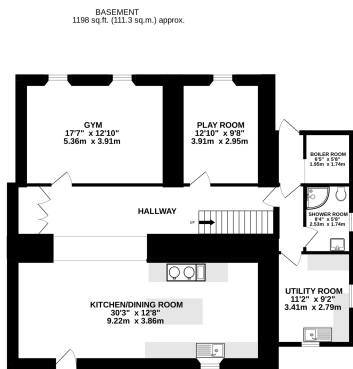


LIVINGROOM

The Channel Island Estate Agent

IMAGES FAUVIC HOUSE





TOTAL FLOOR AREA : 5033 sq.ft. (467.6 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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BASEMENT

Hallway	29'2 x 6'3
Kitchen/Dining Room	30'3 x 12'8
GYM	17'7 x 12'10
Utility Room	9'2 x 11'2
Shower Room	5'8 x 8'4
Playroom	9'8 x 12'10

GROUND FLOOR

Entrance Hall	29'9 x 7'3
Sitting Room	31'8 x 14'2
Study	14'8 x 13'9
Snug	16'2 x 13'9
Cloakroom	9'6 x 7'11
Office	9'10 x 11'2

FIRST FLOOR

Landing	20'3 x 7'4
Primary Bedroom	21'2 x 14'6
En-suite	10'7 x 14'6
Bedroom 2	13'3 x 14'0
En-suite	10'2 x 7'4
Bedroom 3	14'11 x 14'0
En-suite	9'10 x 10'9
Dressing Room	9'10 x 10'8

SECOND FLOOR

Landing	10'10 x 7'3
Bedroom 4	29'0 x 12'1
Bedroom 5	14'10 x 7'10
Bathroom	10'9 x 10'9
Dressing Room	14'10 x 7'11

GARAGING

Triple Garage	29'0 x 20'3
Storage	9'5 x 7'9
Garage	10'10 x 7'9

KEY FACTS

Approx 5000sqft
 Triple garaging with loft space
 Swimming pool
 Ample parking
 Field views
 Listed property Grade 4

SERVICES

Mains drains and water

HEATING

Oil fired central heating
 Electric Aga

PROPERTY INFORMATION

Dates back to approx 1860

LISTING

Grade 4

INCLUSIONS

As per inventory

These particulars are supplied on the understanding all negotiations by Livingroom are conducted through this office. We understand these particulars to be correct but we do not guarantee their accuracy nor do they form part of any contract. Any floor plans provided are for the purposes of identification only and are not of absolute delineation. Measurements and areas illustrated are approximate and should not be relied upon. Livingroom have not undertaken a detailed survey, nor tested the services, appliances and specific fittings.

£3,500,000



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