



**Baymont House, Le Mont Arthur, St. Brelade**  
**£9,999,000**

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# Baymont House, Le Mont Arthur

St. Brelade, Jersey

- Detached 5 bedroom executive house with superb sea views
- Situated above St Aubins harbour with spectacular views across the south coast and just a short walk to the village
- Superb indoor leisure complex with pool, gym and wetroom
- Surrounded by formal sun terraces accessed from most rooms
- Large formal gardens and sundeck with putting green benefitting from all day sun
- Triple garage complex and ample driveway parking and additional single garage
- In pristine walk-in condition and no onward chain
- Contact Tony on 07797726677 or [tony@broadlandsjersey.com](mailto:tony@broadlandsjersey.com) to arrange a viewing



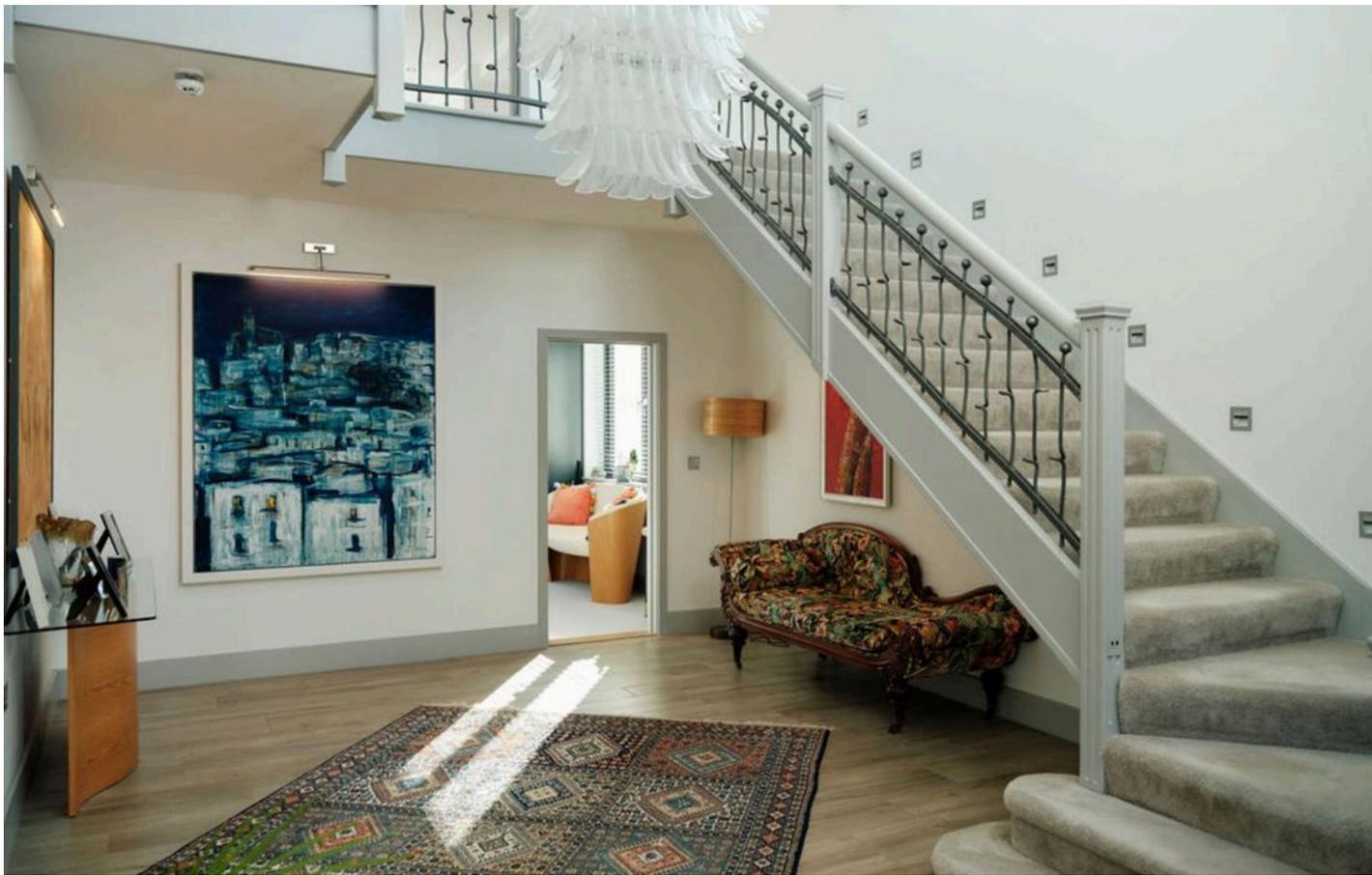
# Baymont House, Le Mont Arthur

St. Brelade, Jersey

An impressive 5 bedroom detached executive house boasting magnificent sea views is now available in the sought-after location above St Aubins harbour. This luxury property offers an unparalleled living experience, featuring a state-of-the-art indoor leisure complex complete with a pool, gym, and wetroom. The stunning views across the south coast can be enjoyed from every corner of the residence, with formal sun terraces accessible from most rooms, ideal for soaking in the beauty of the surroundings. With a large formal garden, sundeck with putting green, and a triple garage complex coupled with ample driveway parking, this property offers both elegance and convenience.

Outside, this property offers a paradise for outdoor enthusiasts, with extensive sun terraces providing all-day sun and unparalleled sea views. An outdoor kitchen with a feature bar and barbeque adds a touch of luxury to al-fresco dining, while a formal lawned garden with steps leading up to the sun terraces offers a serene retreat. The well-maintained garden features mature planting and borders, creating a peaceful oasis right at home. A superb formal patio seating area overlooks the gardens, providing the perfect spot to relax and entertain guests. Featuring feature lighting throughout, the outdoor space comes alive at night, creating a magical ambience. The property also includes a triple garage block and an additional single garage, offering plenty of secure parking options.





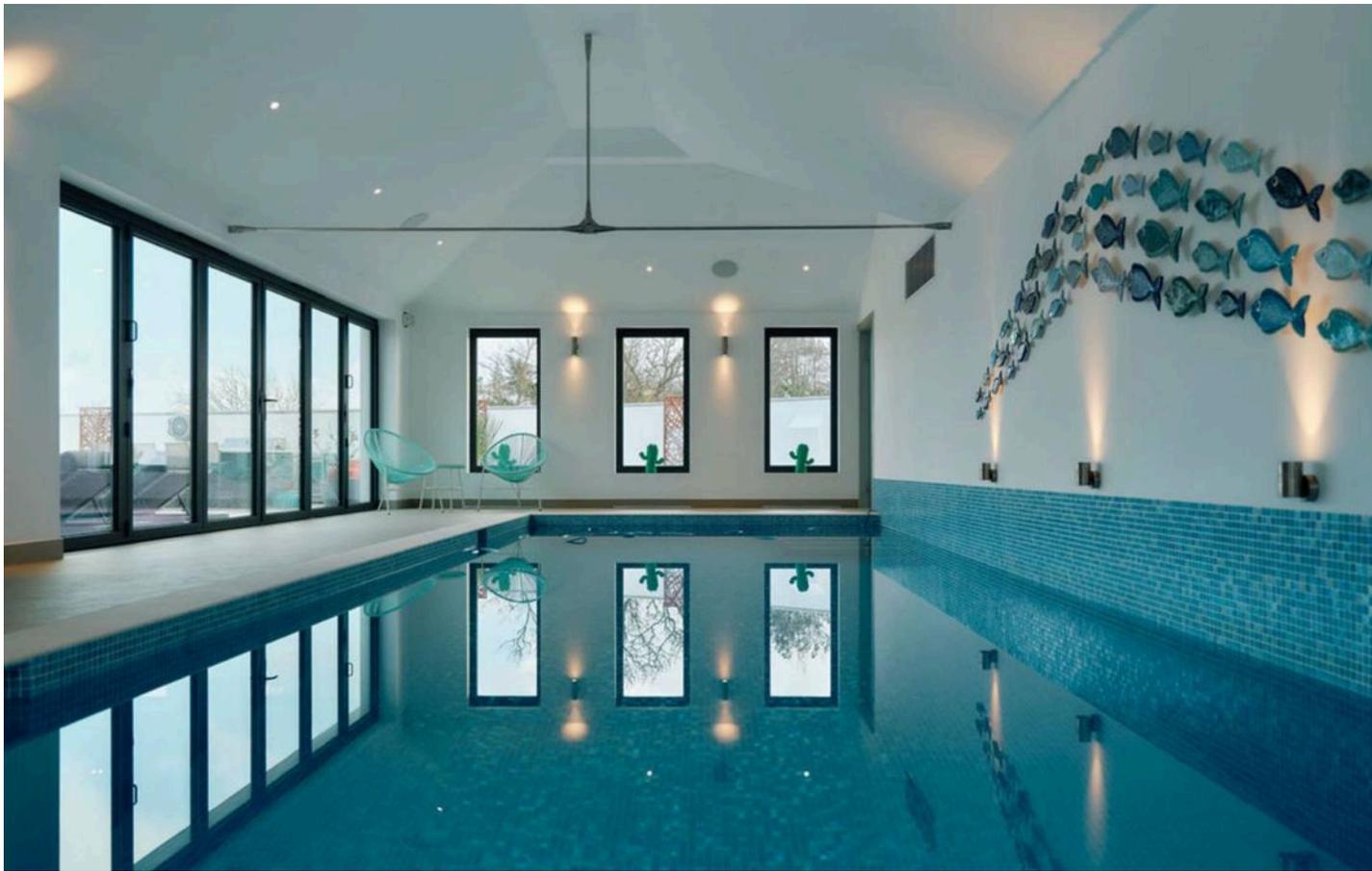
### Living

Open plan living at its best, extensive glazing with sliding doors provides superb sea views and access to the wraparound terraces and front gardens. Fully fitted handbuilt kitchen with centre island and a feature breakfast table. A secondary kitchen/pantry is hidden behind the main kitchen. The large open-plan living room provides flexible seating areas and the dining area is positioned to enjoy the extensive sea views. A feature gas fire provides a cosy focal point while watching TV. A fully fitted study/office space provides privacy as well as enjoying the sea views and access to the sun terraces.

### Sleeping

Principal bedroom suite with superb sea views and large wraparound balcony. En suite bathroom with walk-in shower. Large walk-in dressing room and a range of fitted wardrobes. Large sliding doors with access to a wraparound sun terrace with extensive sea views. Automatic air conditioning. Bedroom 2 is a large suite with an en suite bathroom, featuring a jacuzzi bath and a separate shower cubicle. Double doors with a Juliet balcony and a full range of fitted wardrobes. Bedroom 3 is a ground floor suite consisting of a large walk-in shower and bathroom, fitted wardrobes, and its own private entrance. Bedroom 4 is a ground floor suite with a walk-in shower room, fitted wardrobes and its own private access. Bedroom 5 is a 1st floor suite with a large en suite bathroom and separate shower cubicle and benefits from superb sea views.



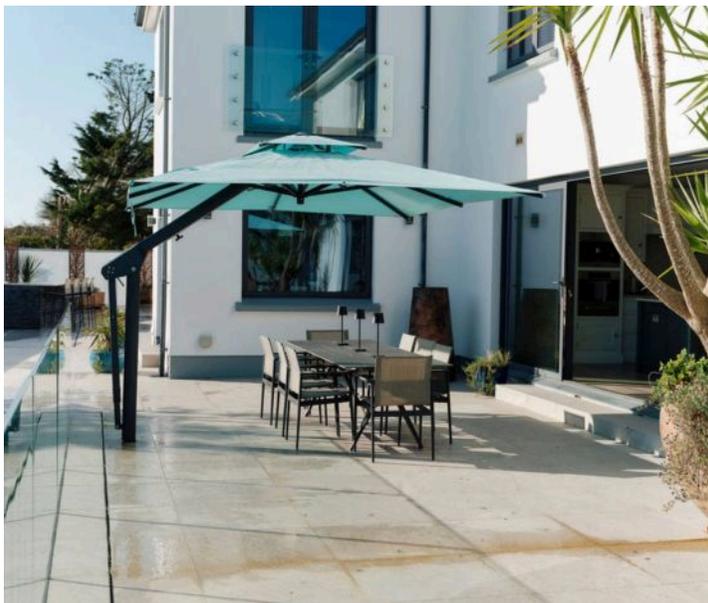


### **Pool complex/gym/wetroom**

Indoor pool measuring 11.2 mtrs x3.5 mtrs and 1.5 mtrs deep. Electric pool cover. Feature wall with "Fish art". Heatstar energy technology system, monitors humidity, fresh air cooling, air and water temperature. Octopus pool cleaning system. Underfloor heating to the pool surrounds. Large gym/exercise studio, wetroom with WC, and walk-in shower accessed from either the pool room or gym. Bi-fold doors to the pool and gym opening onto the extensive terrace.

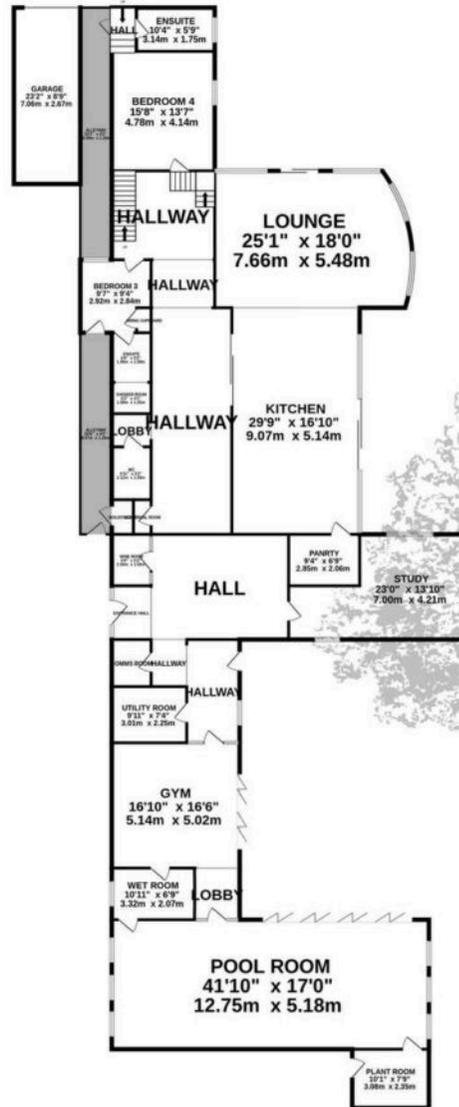
### **Services**

All mains. OFCH-wet underfloor heating on the ground floor. Electric underfloor heating on the 1st floor. Lounge features gas fired (Bottled) with remote control. Fibre broadband. SONOS sound system.

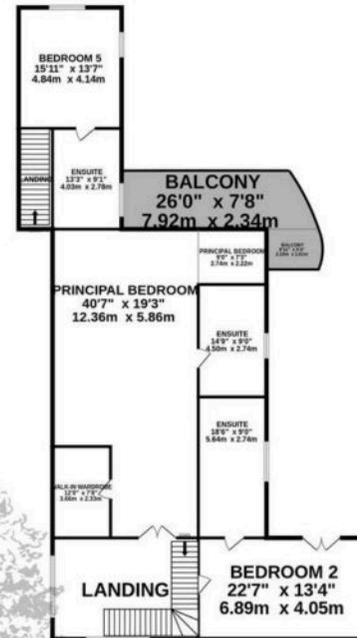




GROUND FLOOR  
4250 sq.ft. (394.8 sq.m.) approx.



1ST FLOOR  
2096 sq.ft. (194.7 sq.m.) approx.



TOTAL FLOOR AREA : 6345 sq.ft. (589.5 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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## Broadlands

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