

LE TEMPS PERDU

SALCOMBE



MARCHAND PETIT

COASTAL, TOWN & COUNTRY



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Le Temps Perdu | Robinsons Row | Salcombe
Devon | TQ8 8EU

Mileages

Malborough 2.5 miles, Kingsbridge 6 miles,
Plymouth 24 miles, A38 Devon Expressway 16 miles
(distances are approximate)

Accommodation

Ground Floor

Undercroft Carport, 3 Bedrooms, Family Bathroom

First Floor

Kitchen, Orangery, 3 Bedrooms, 3 En-suites, Utility Room,
Shared Shower Room

Second Floor

Living Room

Outside

Terraced gardens, Private Parking and Boat Storage

Salcombe Office

01548 844473 | salcombe@marchandpetit.co.uk

24 Fore Street

Salcombe, TQ8 8ET

LE TEMPS PERDU

A stunning 6 bedroom period house,
recently renovated to a
high standard throughout.

Le Temps Perdu is a stunningly presented period home that has been meticulously renovated to the highest standards, yet still retains a wealth of character and charming features. Boasting six bedrooms and five bathrooms (three of which are en-suites), this house offers spacious and luxurious accommodation throughout and enjoys flexible family living – the perfect home for entertaining and relaxing.

Sitting on one of the largest plots in the centre of town, and running half the length of Robinsons Row, Le Temps Perdu offers a quiet retreat, yet is perfectly situated just a short stroll from the local amenities. A true treasure, this house has so much to offer – from ample private parking and boat storage to beautiful terraced gardens, perfect for al fresco dining, with the added treat of estuary views from the top terrace.

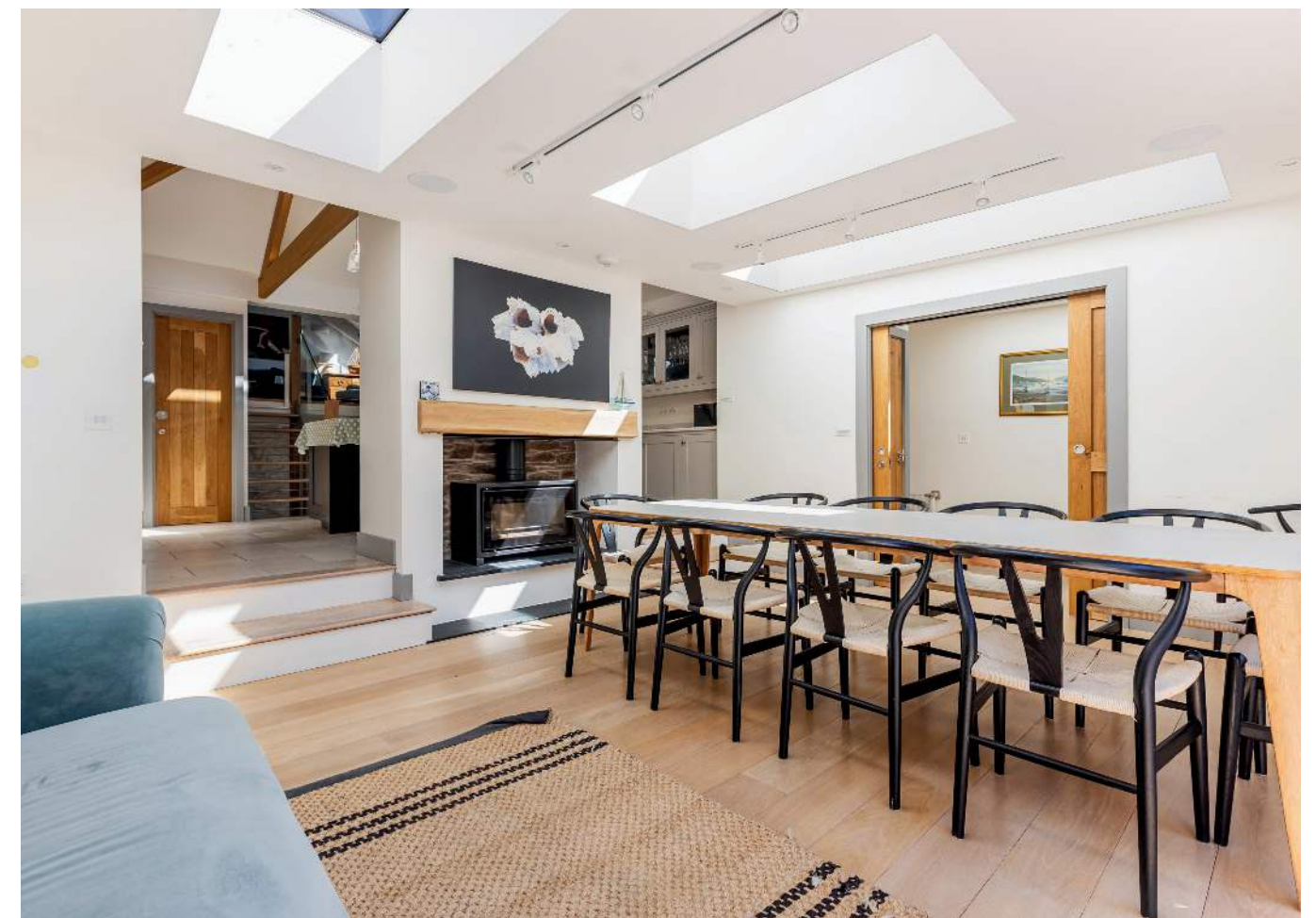
Le Temps Perdu has been thoughtfully designed to create a natural flow throughout and offers generous space across three levels, with all principle rooms enjoying their own individually wired Sonos system. The ground floor comprises three bedrooms and a family bathroom, with stairs leading to the first floor, where most of the accommodation is found. The kitchen is well-appointed, featuring a high apex ceiling with wooden beams, and flows beautifully into the highlight of the home: the orangery. This striking space features floor-to-ceiling sliding doors that open out onto the terraced garden. There's ample room here for a large family dining table, making it an ideal setting for both everyday living and entertaining. Also on this floor is a useful utility room and a family shower room, conveniently located just off the kitchen.

One standout feature of the property is the optional annexe, which includes a large double bedroom with a cinema screen and projector, wall-length sliding doors onto the garden terrace, an en-suite shower room, and a handy kitchenette. While fully integrated into the main house, this space offers excellent flexibility to be separated if desired.

The ground floor also benefits from two additional bedrooms with en-suites, including the master suite, which features a luxurious free standing bath and a separate shower.

Stairs from the kitchen lead to the second floor, which is currently used as the main living room. This impressive space boasts vaulted ceilings and a wood burning stove, creating a cosy and characterful atmosphere.

Outside, Le Temps Perdu is accessed via a private gate off Robinsons Row. You enter into a spacious carport area with ample parking and the added bonus of an undercroft carport, ideal for boat storage. The rear garden terraces have been thoughtfully designed to maximise space and provide multiple opportunities for outdoor dining and relaxation. The top level of the garden offers beautiful estuary views, making it the perfect spot to unwind.







Key Features

- Stunningly presented period house
- Superb town centre location
- 6 Bedrooms and 5 bathrooms
- Recently renovated to the highest standard
- Beautiful terraced garden with estuary views
- Spacious and light living areas
- Private parking and boat storage
- Flexible accommodation

“A stunningly presented period home that has been meticulously renovated to the highest standards, yet still retains a wealth of character.”









Property Details

Services:	Mains electricity, water, gas and drainage. Gas fired central heating.
EPC Rating:	Current: C Potential: B
Council Tax:	Band D
Tenure:	Freehold
Authority	South Hams District Council, Follaton House, Plymouth Road, Totnes, Devon, TQ9 5HE. Telephone: 01803 861234

Fixtures & Fittings

All items in the written text of these particulars are included in the sale. All others are expressly excluded regardless of inclusion in any photographs. Purchasers must satisfy themselves that any equipment included in the sale of the property is in satisfactory order.

Directions

Robinsons Row is situated opposite our Salcombe office and runs off Fore Street. Le Temps Perdu is the first property on the right as you enter Robinsons Row.

Viewing

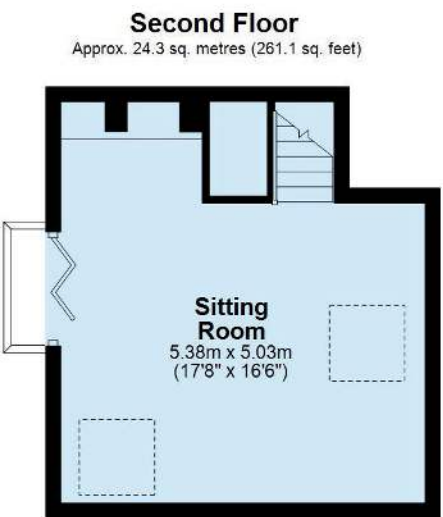
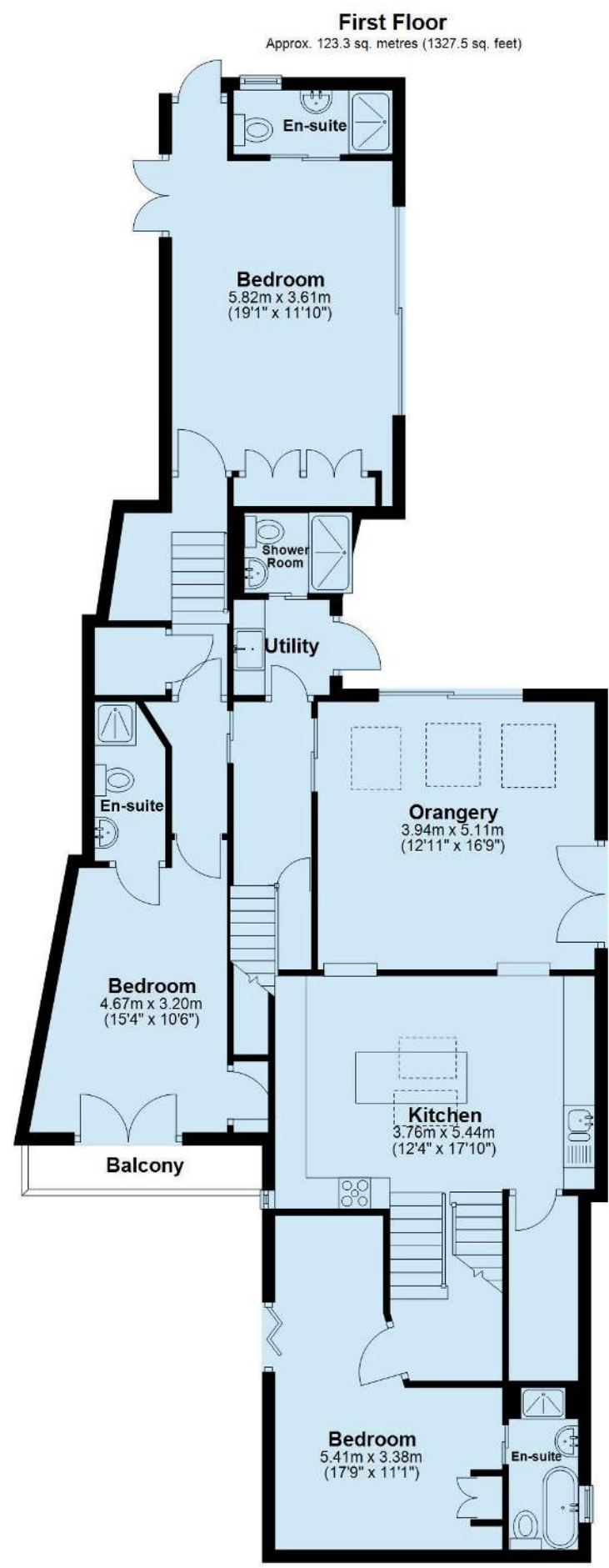
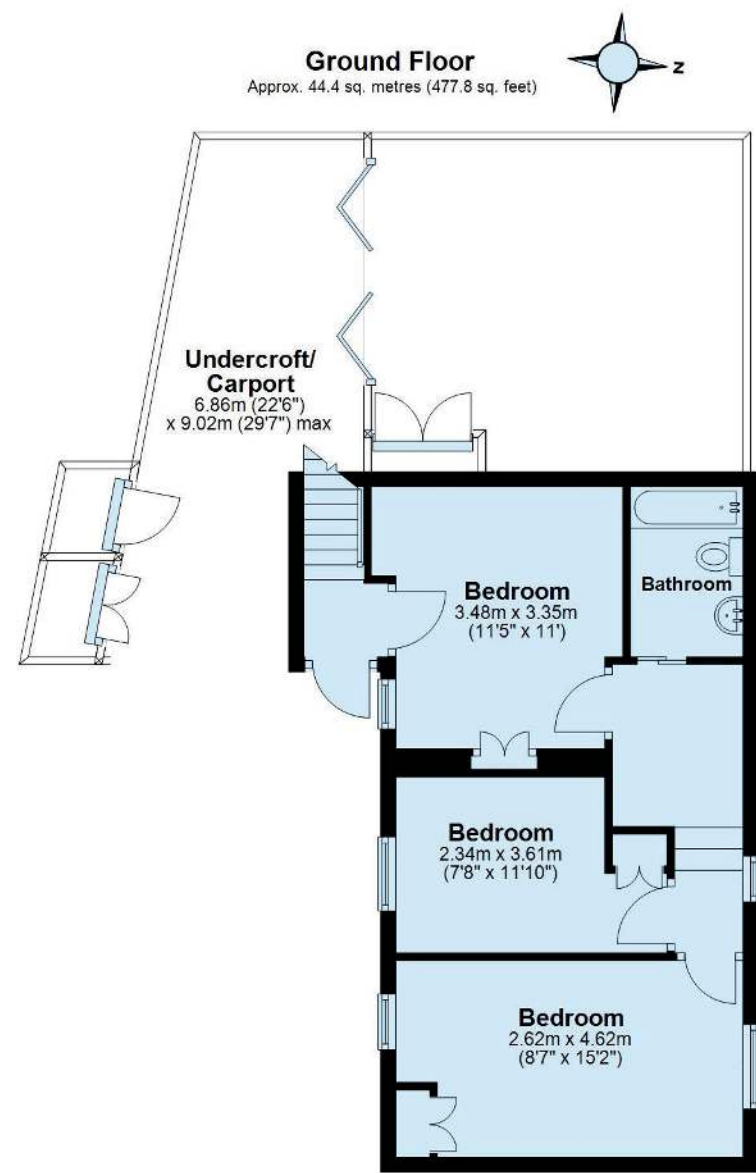
Very strictly by appointment only through Marchand Petit
(Salcombe Office) Tel: 01548 844473



Floor Plans

IMPORTANT NOTICE 1. These particulars are for guidance only. They are prepared and issued in good faith and are intended to give a fair description of the property, but do not constitute part of an offer or contract. 2. Any description or information given should not be relied on as a statement or representation of fact that the property or its services are in good condition. Neither Marchand Petit, nor any of its employees, has any authority to make or give any representation or warranty whatsoever in relation to the property. 3. The photographs show only certain parts and aspects of the property at the time they were taken. Any areas, measurements or distances given are approximate only. 4. Any reference to alterations to, or use of, any part of the property is not a statement that any regulations or other consent has been obtained. These matters must be verified by any intending purchaser. 5. Descriptions of a property are inevitably subjective, and the descriptions contained herein are used in good faith as an opinion and not by way of statement of fact. If any points of particular importance need clarifying before viewing, please do not hesitate to contact our office.

MONEY LAUNDERING REGULATIONS - Prior to a sale being agreed, prospective purchasers will be required to produce identification documents. Your co-operation with this, in order to comply with Money Laundering regulations, will be appreciated and assist with the smooth progression of the sale.



Total area: approx. 192.0 sq. metres (2066.3 sq. feet)





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