



Freshwater Court  
Court Road | Freshwater | Isle of Wight | PO40 9NU

FINE & COUNTRY

# Seller Insight

“ Freshwater Court has been at the heart of West Wight cultural and social events for over 150 years. Its elevated position provides open views along the spine of the Isle of Wight, whilst the surrounding mature trees enclose a private domain of tranquility.

Freshwater Court has hosted tennis tournaments, local fetes, a home to the Tennyson Society meetings and provided a focal centre to Isle of Wight writers, artists, debating circles and learned groups.

A warm, friendly and distinctive home retaining many diverse architectural features and a rich history. A grand and imposing façade, spacious reception rooms, an attached independent annex, large picture windows and bays affording light and airy accommodation.

Originally commissioned by Tennyson as a home for visiting friends and relatives, Freshwater Court evokes memories of the lavish lifestyles and splendour enjoyed by his circle of friends and admirers. It is charismatic and charming with a fascinating history, now carefully brought back to life as a comfortable family home.\*

\*These comments are the personal views of the current owner and are included as an insight into life at the property. They have not been independently verified, should not be relied on without verification and do not necessarily reflect the views of the agent.





# Step inside

## Freshwater Court

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An exquisite period home restored to its former glory by its current occupier. The property boasts large rooms within its grand accommodation and many period features have been retained and improved.

The home is located at the end of a tree lined private driveway that secludes the property from its neighbours and the extensive grounds surround the impressive building. Elevated within the plot, the property boasts superb views across open countryside and many of the ground floor rooms have full height doors and picture windows to admire the outlook. At the rear of the property the driveway leads up to a vast parking area able to accommodate many vehicles with additional space within a large car port.

The properties main entrance porch leads you into a substantial hallway which immediately showcases the period features and grandeur of the home with a beautiful tiled floor and an attractive staircase that leads up to the first floor. The main sitting room is an ideal room for entertaining, has an attractive feature fireplace and French style doors that lead out on to both the front and side gardens of this dual aspect room. The dining room which sits adjacent offers a wonderful ambiance with a large bay window flooding this room with light and also providing a door to access the grounds. The billiard room is a delightful room with ample light provided by the full height double glazed windows and the glass atrium within the roof. The room features an attractive fireplace to offer additional warmth to this marvellous room. The kitchen includes space for a large range style oven with ample storage within the bespoke wooden units as well as offering a large pantry. The breakfast room sits adjacent and is a lovely area with ample space for a long family breakfast table and plenty of light provided from the array of windows. The main house ground floor is completed with a large study and separate cloakroom.

An additional ground floor annex space offers one bedroom, a separate cloakroom and a large kitchen / diner and laundry room, and can be independently accessed from the main house if required. There is also a large store room located next to the annex and a matching storage cupboard replicated above on the first floor.

The first floor is comprised of six of the seven/eight bedrooms. Three large bathrooms with both showers cubicles and attractive freestanding baths serve these bedrooms and all rooms are large doubles. The master bedroom is a light, spacious room which is dual aspect. Two interlinking doors lead into the dressing room, which could also be a great nursery or bedroom if required. The second-floor accommodation provides two further bedrooms, as well as two large store rooms with windows to the rear. A large tower room has a stairwell leading up to the top of the tower providing an enviable outlook over the surrounding area.

Outside of the home the gardens extend to 2.4 acres, and is a wealth of admirable mature plants and trees and an existing tennis court. The garden offers various different sections with a woodland encouraging wildlife and providing a shady area in which to sit on a hot summer's day, more formal lawns that surround the home offering superb entertaining spaces for social events.

The property is striking both by its impressive facade and extensive grounds, and if privacy and a peaceful location are within your priorities this wonderful home set in such a picturesque setting will not disappoint. The home has been both restored with love and well maintained to a high standard over its current ownership to allow the next owner to purely walk in with their bags and enjoy the period charm that this property offers.







### Travel Information

3.4 miles from Yarmouth to Lymington Ferry Terminal  
 17.4 miles from Fishbourne to Portsmouth Ferry Terminal  
 15.8 miles from West Cowes to Southampton Ferry Terminal

Southern Vectis Buses routes provide regular services through the area, connecting you to all the areas of the island. For ticket prices visit [www.islandbuses.info](http://www.islandbuses.info)

### Leisure Clubs & Facilities

The West Bay Country Club & Spa	2.2 miles
Freshwater Bay Golf Club	1.8 miles
West Wight Sports & Community Centre	0.5 miles
Medina Leisure Centre, Newport	13.6 miles

### Healthcare

#### Doctors Surgeries

Brighstone Surgery, Brighstone	01983 740219
Yarmouth Surgery, Yarmouth	01983 758998
West Wight Practice, Freshwater	0844 815 1428
Brookside Health Centre, Freshwater	01983 758998

#### General Hospitals

St Mary's Hospital, Parkhurst Ryde, Newport	12.3 miles
	01983 822099

### Education

#### Primary Schools

Brighstone C of E Primary School, Brighstone	01983 740285
Yarmouth C of E Primary School, Yarmouth	01983 760345
All Saints C of E Primary School, Freshwater	01983 753267
Shalfleet C of E Primary School, Shalfleet	01983 760269
St Saviour's R C Primary School, Freshwater	01983 752175
Freshwater Early Years Centre, Freshwater	01983 755287

#### Secondary Schools/Colleges

Ryde Academy, Ryde	01983 567331
Christ The King Upper College, Newport	01983 537070
Carisbrooke College, Newport	01983 861222
Ryde Private School, Ryde	01983 562295
Island Innovation VI Form Campus, Newport	01983 522886

#### Further Education:

Isle of Wight College	01982 526631
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#### Assisted Learning Schools:

Medina House, School Lane, Newport	01983 522917
St. Georges, Watergate Road, Newport	01983 524634
Clatterford Tuition Centre, Newport	01983 524680
Thompson House Tuition Centre, Newport	01983 539967

### Entertainment

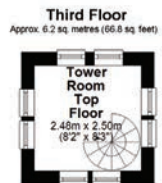
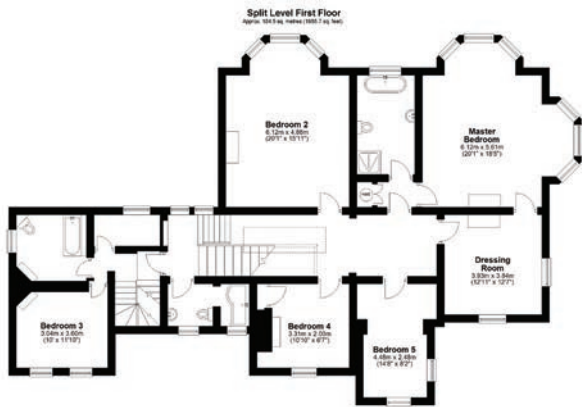
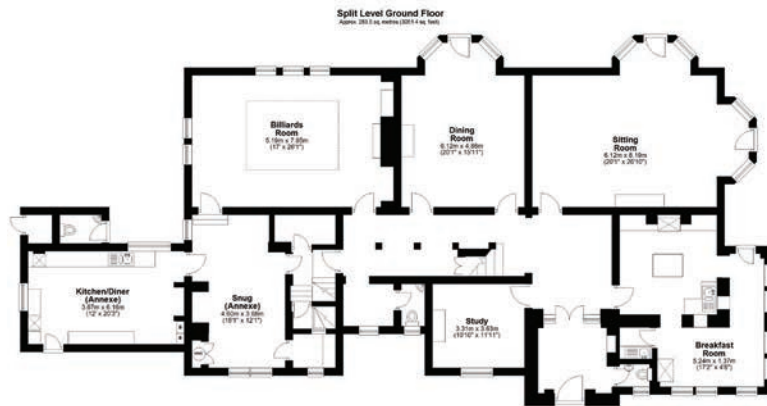
#### Restaurants / Bars

The Waterfront Bar & Restaurant, Totland Bay  
 Highdown Inn, Totland Bay  
 The Piano Café / Restaurant, Freshwater Bay  
 The Vine Inn, Freshwater  
 The Hut, Freshwater  
 Three Bishops Inn, Brighstone  
 The Crown Inn, Shorwell  
 The Sun Inn, Hulverstone

These bars and restaurants are available within a 20-minute drive of this home

#### Local Attractions / Landmarks

Blackgang Chine - Blackgang  
 Tapnell Farm - Yarmouth  
 Fort Victoria Country Park - Norton  
 St Catherine's Oratory, Niton  
 The Needles Landmark Attraction – Alum Bay  
 Carisbrooke Castle – Carisbrooke  
 Appuldurcombe House - Wroxall  
 Isle of Wight Pearl Centre - Brighstone



**BASEMENT**

Cellar	
Store Room 2	16'10 x 9'11
Store Room 3	11'2 x 6'7
Store Room 4	11'2 x 7'7
Store Room 5	16'5 x 11'2 (Limited Access)

**GROUND FLOOR**

Entrance Porch	9' x 8'1
Cloakroom	
Entrance Hallway	12'10 x 10'1
Kitchen	12'10 x 11'9
Breakfast Room plus	14'2 x 7'8 1'10 x 8'11 (L-Shaped)

Utility Area	
Sitting Room bay x	29'3 up to

	17' up to bay
Study	12' x 10'11
Dining Room	16'10 up to bay 15'11
	24'5 x 17'

Billiard Room	
Cloakroom	
Snug (Annexe)	9'5 x 12'11
Pantry	
Kitchen / Diner (Annexe)	20'2 x 12'

**FIRST FLOOR**

Landing	
Master Bedroom	20'10 up to bay x 17'1 up to bay

En-Suite Bathroom	12'11 x 7'7
Bedroom 2	21'6 up to bay x 15'11

Dressing Room	13'1 x 12'11
Family Bathroom	6' x 5'2 plus 5'4 x 3'10

Bedroom 3	10'10 x 10'1
Bedroom 4	13' x 10'
Bedroom 5	14'7 x 8'1
Family Bathroom	9'10 x 8'11
Store Cupboard	4'6 x 4'

**SECOND FLOOR**

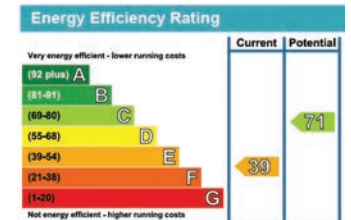
Landing	
Bedroom 6	12'11 x 9'11
Bedroom 7	9'11 x 8'11
2 x Store Rooms	
Eaves Storage	
Tower Room	8'6 x 8'6

**THIRD FLOOR**

Tower Room Top Floor	8'6 x 8'6
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**OUTSIDE**

- 2.4 Acres
- Tennis Court
- Formal Gardens
- Private Driveway
- Extensive Parking



Agents notes: All measurements are approximate and for general guidance only and whilst every attempt has been made to ensure accuracy, they must not be relied on. The fixtures, fittings and appliances referred to have not been tested and therefore no guarantee can be given that they are in working order. Internal photographs are reproduced for general information and it must not be inferred that any item shown is included with the property. For a free valuation, contact the numbers listed on the brochure. Copyright © 2019 Fine & Country Ltd. Registered in England and Wales. Company Reg No. 2597969. Registered Office: Pittis & Co Ltd/ Arun Estate Agencies Ltd, St Leonards House, North Street, Horsham, West Sussex, RH12 1RJ. Printed 30.05.2019





Fine & Country

Tel: +44 (0)1983 520000

[isleofwight@fineandcountry.com](mailto:isleofwight@fineandcountry.com)

28 St James Street, Newport, Isle of Wight PO30 1HY

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fineandcountry.com™