



Greenway House, Greenway







Greenway House, Greenway

Lyme Regis, , DT7 3EY

What 3 Words: ///blown.pool.retina

Exceptional contemporary coastal home enjoying breathtaking panoramic views across Lyme Bay

- Private elevated setting
- Stylish upside down living
- Family room with woodburner
- Roof terrace, balconies and landscaped gardens
- Freehold
- Exceptional sea and coastline views
- Open plan kitchen, dining and living space
- Four double bedrooms, two en suites
- Double garage and ample driveway parking
- Council Tax Band G

Guide Price £1,650,000

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SITUATION

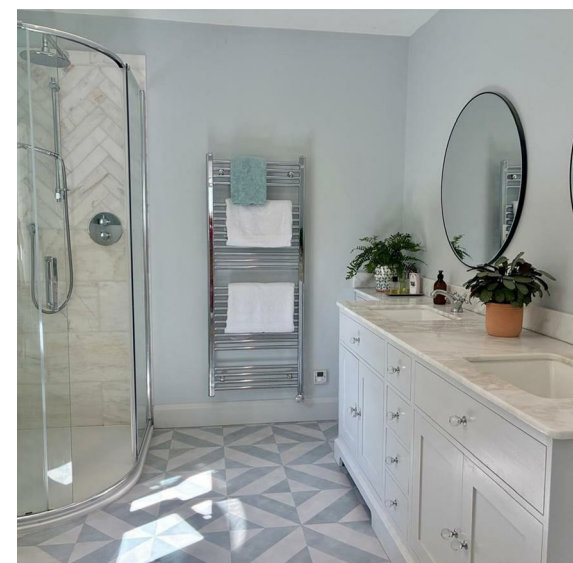
Occupying an enviable position on the private and no through road of Greenway, this exceptional home enjoys breathtaking panoramic views across Lyme Bay, taking in the dramatic cliffs towards Golden Cap and extending along Chesil Beach to Portland.

Lyme Regis, the historic 'Pearl of Dorset', lies on the world famous Jurassic Coast and is renowned for its picturesque harbour, The Cobb. The town offers an excellent range of independent shops, cafés, restaurants and everyday amenities, together with primary and secondary schooling. Surrounded by the designated National Landscape (formerly the Area of Outstanding Natural Beauty), the area provides outstanding opportunities for walking and outdoor pursuits, with the South West Coast Path on the doorstep. The nearby market town of Axminster offers a mainline rail service to London Waterloo, making the property well suited for both permanent residence and weekend escapes.

DESCRIPTION

Beautifully presented throughout, this exceptional home has been comprehensively renovated to an exacting standard, with the accommodation thoughtfully arranged to maximise the spectacular coastal views. Designed with upside down living in mind, the principal reception rooms occupy the first floor, creating light filled spaces that make the most of the outstanding outlook.

The property is entered via a welcoming reception hall with stairs rising to the first floor. On the ground floor are three well proportioned bedrooms, each enjoying views towards Lyme Bay, one of which benefits from an en suite shower room. A stylish family bathroom, cloakroom and utility room complete the accommodation on this level, while there is also internal access to the double garage.





The first floor provides an impressive open plan kitchen, dining and sitting room, creating an ideal space for both everyday living and entertaining. The beautifully appointed kitchen is fitted with a comprehensive range of contemporary units and integrated appliances, complemented by a central island incorporating a breakfast bar. The dining and sitting areas open seamlessly onto the generous glass framed balcony via French doors, framing the magnificent coastal panorama.

A separate family room, featuring an inset woodburning stove, also opens onto the glass framed balcony, providing an additional reception space in which to relax whilst enjoying the exceptional sea views. An inner hallway with cloakroom leads through to the superb principal bedroom suite, complete with a dressing area and luxurious en suite bathroom. French doors open onto a private balcony, offering yet another vantage point from which to admire the ever changing coastal scenery.



From the inner hallway, stairs rise to an elevated roof terrace, creating a truly special outdoor seating area from which to enjoy uninterrupted views across Lyme Bay and the surrounding coastline.

OUTSIDE

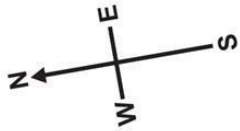
To the front of the property, a generous driveway provides ample off road parking and leads to the integral double garage.

The gardens are laid predominantly to lawn and bordered by well stocked flower and shrub beds. A spacious terrace provides an ideal setting for outdoor entertaining and al fresco dining, while the property's elevated position ensures the gardens enjoy an exceptional backdrop of sweeping coastal and sea views.

SERVICES

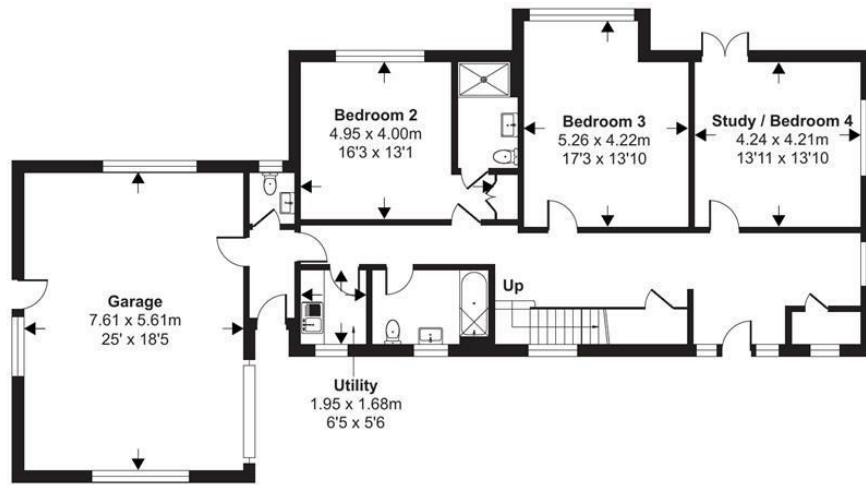
All mains connected, water, electricity, drainage and gas. Air source heat pump. Solar panels with a feed in tariff (FIT) and storage batteries. EV Charging point.

Standard and superfast broadband up to 61 Mbps, mobile coverage likely outside with EE, O2, Three and Vodafone (Ofcom 2026)

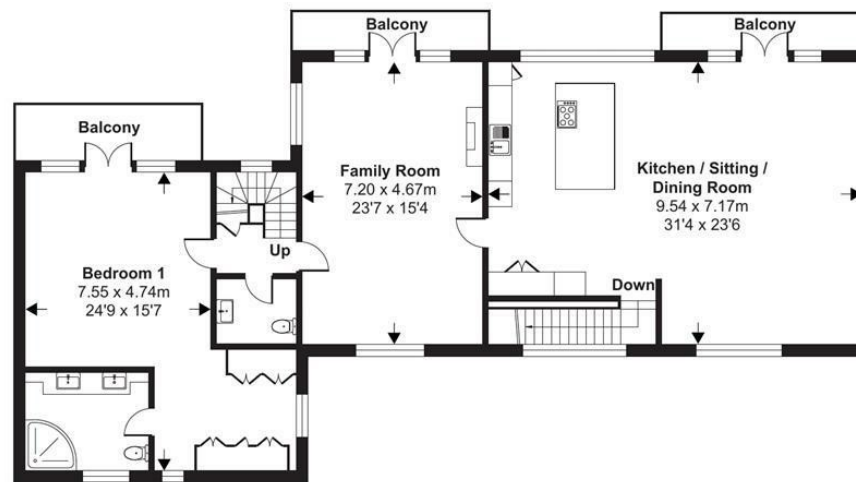


Approximate Area = 3447 sq ft / 320.2 sq m
Garage = 460 sq ft / 42.7 sq m
Total = 3907 sq ft / 362.9 sq m

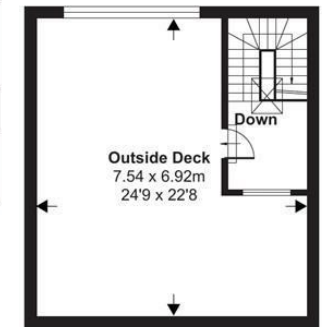
For identification only - Not to scale



Ground Floor



First Floor



Second Floor



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2026. Produced for Stags. REF: 1493169



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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B	85	88
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		
EU Directive 2002/91/EC		



