



**Cecil Road, Weston-super-Mare - BS23 2NF**

**£1,275,000**



# Cecil Road

## Weston-super-Mare

A stunning 6-bedroom Edwardian villa which is presented to an exceptional standard. With driveway parking, mature gardens and a detached studio it is set in a commanding position with magnificent coastal and rural views.

Council Tax band: G

EPC Energy Efficiency Rating: E

EPC Environmental Impact Rating: F

- APPROX 5,462 SQ FT OF FLEXIBLE ACCOMMODATION
- SPECTACULAR SEA VIEWS AND PRIVATE ACCESS IN TO WESTON WOODS
- MASTER BEDROOM SUITE AND DRESSING ROOM
- 5 FURTHER BEDROOMS AND 4 BATHROOMS
- FOUR WELL-PROPORTIONED RECEPTION ROOMS WITH MAGNIFICENT VIEWS
- GENEROUS HOME OFFICE AND SEPARATE GYM
- SOUTH FACING PAVED TERRACE CATCHING MUCH OF THE DAY'S SUN
- PRIVATE GATED DRIVEWAY AND DOUBLE GARAGE
- EXQUISITE FULLY ENCLOSED AND LANDSCAPED REAR GARDENS WITH EXCEPTIONAL VIEWS
- EASY ACCESS TO BRISTOL AIRPORT/MAINLINE RAILWAY SERVICES (LONDON PADDINGTON 128 MINS) AND M5 MOTORWAY (all distances/times approx)











## Cecil Road

Weston-super-Mare

Oakhurst was built in 1903 by Hans Price, renowned local architect. It is a majestic property with elegant proportions, high ceilings and classic features of the period making it light and airy. Lovingly refurbished by its current owners using the very best materials and artistic touches, the attention to detail on both the interior and exterior really do make this property a must see. Set in an elevated position, it offers spectacular views of the coastline encompassing not only Weston Super Mare, but Steep Holm Island and Brean Down in the far distance.

Characteristic Edwardian features are in abundance in this home. There is exquisite plasterwork with gorgeous ceiling roses perfectly complemented by detailed cornicing in each of the reception rooms, bay windows framing stunning views, feature panelling, deep skirting boards and bespoke cabinetry.

Outside, the property offers a myriad of spots from which to enjoy the serene ambience including re-wilded gardens, a magnificent terrace, bamboo garden and a BBQ area. In addition, there is garaging and driveway parking for several cars.

A sweeping driveway leads up to the home and reveals a majestic front door which opens to a colour drenched hallway with storage for coats and shoes. Opening up to a voluminous Reception Hall with ornamental fireplace, one can immediately sense the grandeur of this home. To the left is the drawing room, the first of the series of elegant reception rooms. With oak flooring, a very attractive open fireplace and a magnificent, panelled bay window framing views towards Brean Down it is a charming space in which to relax or entertain.









To the right is the equally attractive dining/morning room which catches the early sun. With immaculate detailing on the rope coving and a regency mirror which has been especially created for this space it is the perfect place for a family gathering or entertaining friends.

A fabulous kitchen/breakfast room again offers commanding far reaching coastal views. Fully fitted with a hand-built kitchen complemented by granite worktops, it has an integrated double oven, dishwasher, fridge freezer electric hob and built in wine racks. With a central island, space for a large table and French doors leading out to a south facing terrace this is another lovely space in which to relax and enjoy ones surroundings.

To the rear of the property is more ground floor accommodation comprising of a gym which could easily be a playroom or study, a downstairs bathroom with full suite including roll top bath with claw feet and a laundry room which is one of a kind. Fully fitted with useful storage for all your linens it also has space for two washing machines and tumble dryers and access to the garage and "Zen" bamboo garden at the rear.









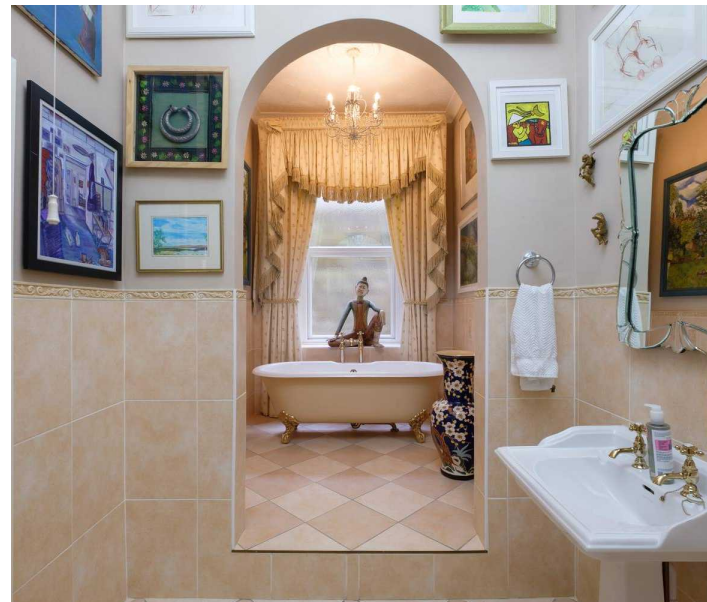


Rising to the first floor with more breathtaking views from the landing, to the right is a further reception room. A picture window offers spectacular panoramic views and bespoke display shelving, sound system and an integrated fridge/coffee station make this a wonderful room in which to sit back and enjoy the changing vista during the day.

On this floor is also the principal bedroom; a huge space it is designed with calm and comfort in mind and has fitted wardrobes and a lovely ensuite shower room. A further two bedrooms (one currently arranged as a dressing room) are both elegantly proportioned, spacious and calm rooms. A family bathroom with bath and a separate shower serves these rooms.

The second floor has surprisingly high ceilings, and thanks to a entrance doorway, could easily be self-contained. Gorgeous, stripped pine flooring flows seamlessly throughout, linking four individually styled bedrooms and a fully fitted office which has capacious inbuilt storage and desk space that could easily accommodate several people.

A bathroom with separate bath and shower serves the rooms on this floor.











## Outside

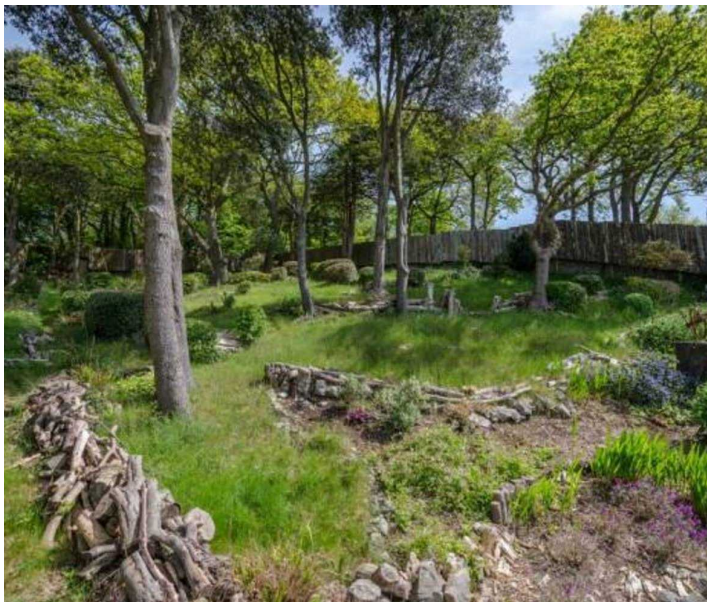
Electric gates open to a landscaped driveway with raised rockery borders and a magnificent copper beech tree. At the front of the house is a superb south facing terraced area which is the perfect spot from which to enjoy the sea view.

Stairs to the left of the property rise to the main garden which is completely private and has been landscaped to provide a Mediterranean feel with multiple spots in which to enjoy the elevated views. A BBQ area is complemented by a wild pond and re-wilded garden with an Oak Tree coppice. A private gateway leads into Weston Woods beyond giving access to over 300 acres of managed woodland.

Oakhurst also has driveway parking for multiple cars together with a double garage with up and over electric door which also provides a huge storage area above.

## Location

The property is well positioned for access to the many amenities of Weston-super-Mare including shops and businesses and Weston General Hospital. There are lovely walks nearby, in the Mendip Hills and also at Worlebury. Weston railway station is within 1.5 miles for mainline direct services - Temple Meads from 28 minutes, Paddington from 128 minutes. Junction 21 of the M5 is within 3.9 miles for access to the West Country, Bristol and beyond.

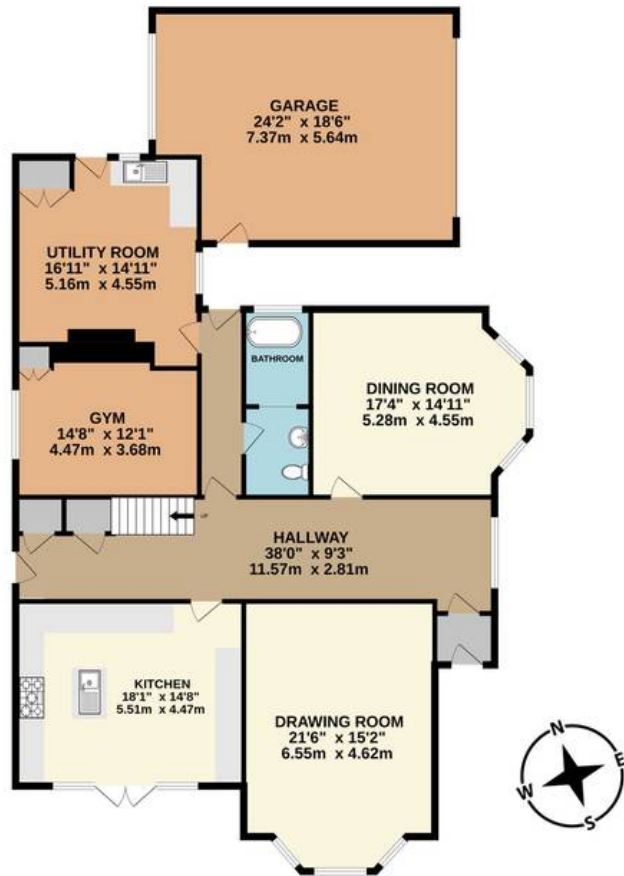




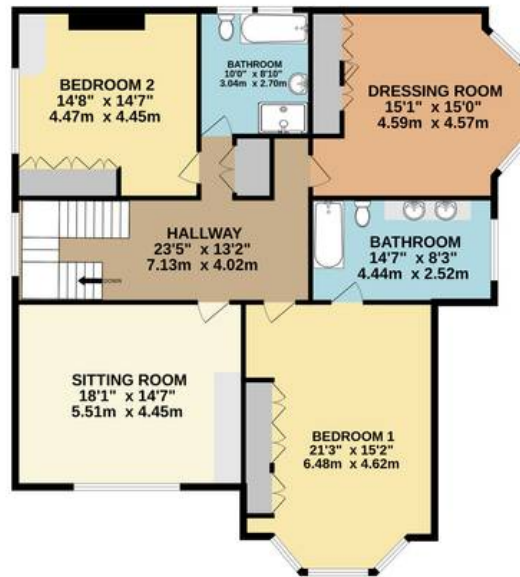




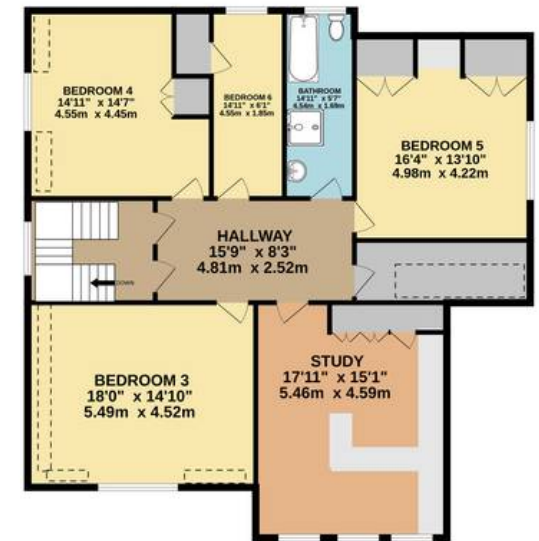
GROUND FLOOR



1ST FLOOR



2ND FLOOR



TOTAL FLOOR AREA : 5457sq.ft. (507.0 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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