

COUTTS HOUSE

ISLE OF MAN



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www.couttshouse.com

Freedom to Flourish

THE DREAM WHICH BECAME A REALITY FOR JAN AND JOHN

Determined and tenacious is how family and friends describe Jan and John Tinsley who, as soon as they bought the former headquarters of Coutts Bank, conceived the plan to convert it into inclusive living luxury apartments .

Jan, an energetic grandmother of 53, admits that what started out as a dream became a challenging reality when she and John took a phone call while on holiday informing them they had been successful in the sealed bid process for the property.

Their story begins in March 2006 when, having sold a business in the UK, they decided to leave Oswestry and seek a quieter life on the Isle of Man. Missing her two grown up daughters, Jan wanted a purpose to her new life on the Island and the conversion of Coutts House became that and more.

“Some retirement,” jokes John. “There have been some huge challenges and much blood, sweat and tears over the past three years or so but looking at what has been achieved we have no regrets.”

Over the last four years family life has changed dramatically for the couple. Elder daughter Sarah and husband Tani decided the Island offered opportunities for them, moved over and have since won the tender for a new restaurant in Rushen Abbey, due to open in June.

Younger daughter Lisa and husband Robin have also moved to the Island and have since opened a private orthotics clinic while Jan’s sister Jill, brother-in-law Bri and niece Claire have settled here with Jill initially working in the finance sector, Bri in farming and Claire setting up her own business offering animal home stay and dog walking.

Jan will be running the Coutts House Management Company whilst John admits “More golf would be nice!”. They both plan to spend more time with their five grandchildren, all born on the Island in the last four years.

“As you can see, our family have embraced the Freedom to Flourish initiative wholeheartedly!”

VIEWING COUTTS HOUSE

Viewing of these lifestyle apartments is now available and can be arranged, by appointment, with the agents listed on the back cover of this supplement.

An Island apart

Situated in the Irish Sea and equidistant from England, Ireland, Scotland and Wales, the Island’s rolling hills, picturesque glens, miles of dramatic coastline and rare flora and fauna make it one of the UK’s most unspoiled holiday locations.

There is, however, so much more to the Isle of Man – giving you freedom to flourish. It offers a thriving economy and has been dubbed ‘The Manx Tiger’ in a Financial Times report. In recent years it has actively diversified its economy to ensure its continuing prosperity. This has resulted in achieving unbroken growth in real terms with national income averaging over 6 per cent a year for over a quarter of a century.

The Island’s strong performance has been underpinned by the increasingly diverse nature of its economy, consisting as it does of a lot more than simply the ‘finance sector’. It is now increasingly regarded as an international business centre that hosts a range of successful sectors, some of which are the best in the world.

Financial services sectors now account for approximately 36 per cent of national income, employing over 20 per cent of the workforce. This has dropped as a proportion of the economy from around 45 per cent of national income over the last decade or so, largely due to the success of the Island’s efforts to diversify into new, high growth sectors.

Manufacturing accounts directly and indirectly for 10 per cent of the economy, employs around 3,000 people locally and has grown at twice the rate of financial services over the last five years. The Isle of Man’s Ship Register has been recognised for several years as one of the world’s top 10 registers by international bodies. It has over 400 ocean-going yachts, including more than 70 of the world’s finest luxury yachts.

The Island has been one of the busiest areas of British film production in recent years while it is now recognised as one of the most dynamic and reputable jurisdiction in e-gaming. It is also home to the International Space University’s Institute of Space Commerce.

A land of possibility, where people and business will find the right environment to reach their full potential.



More than just a touch of class!

Coutts House, on the site of an old mansion house, was purpose built as the Coutts & Co private bank's international headquarters in the late 1980's.

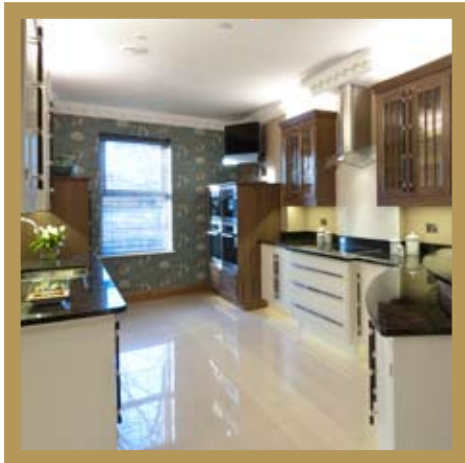
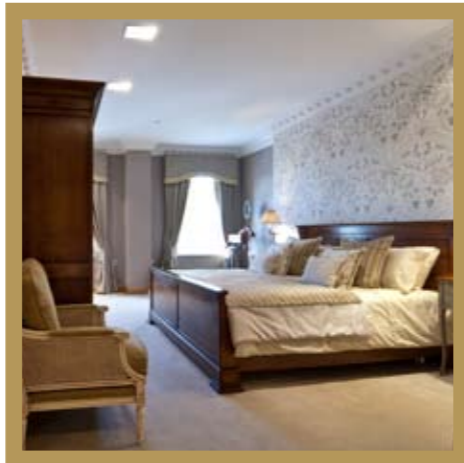
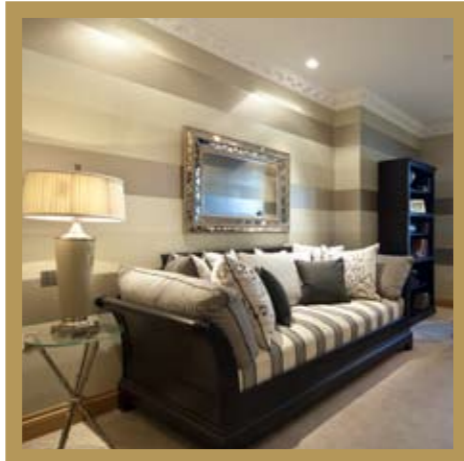
With its 24,000 square feet of office space across three floors and set in 1.7 acres of land, the building came on the market after Coutts Isle of Man relocated to Royal Bank House in Victoria Street, Douglas.

In what has been a sensitive redevelopment of the prestigious building, the front facade has been maintained and a two apartment annexe added in impressive and identical style. In addition a timber framed Gate House has been built near the entrance and separate garaging has been added within the grounds, tastefully clad in traditional Manx stone.

The lower ground floor, previously housing the bank's call centre, has now been adapted to include a 12 metre pool, gym, spa and sauna – a first for apartment living on the island and luxury indeed.



Luxurious living

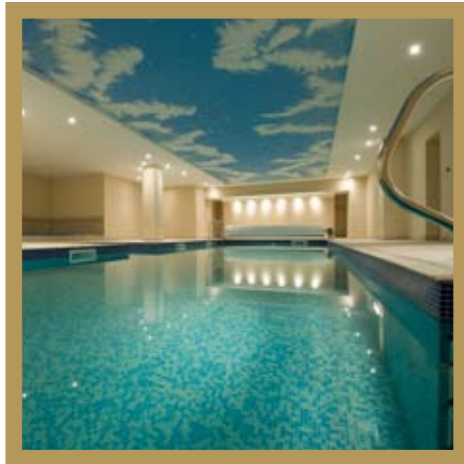
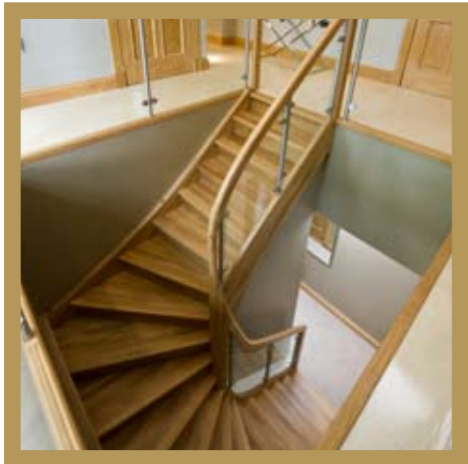


SUMPTUOUS! One word which encapsulates all that is truly splendid about 16 apartments in which attention to detail - coupled with discerning interior design - is all apparent.

What Coutts Apartments offer is the ultimate in luxury and inclusive living. This is all apparent from the very moment of stepping across the imposing threshold and into the magnificent reception hall where there is the concierge ready to assist on restaurant reservations, travel plans, etc. Three words sum up the overall experience: discreet, unique, exclusive.

Make no mistake, this is an impressive address offering a unique and sophisticated living experience with each apartment fitted to the highest specification. There is nothing bland about any one of these apartments which can equal some of the most luxurious in London and other international capitals.

Modern living and a lifestyle choice



The pressures of 21st century lifestyles can present many demands and challenges for all of us but Coutts House has created a stylish sanctuary amid a gated landscaped environment offering complete tranquillity.

There is the concierge service which can relieve you of so many of those time consuming tasks, be it arranging for the car to be valeted or the dry cleaning to be collected. For those travelling on and off island regularly, the comfort of knowing that someone is on hand to take care of your property, arrange the cleaning and even stock the fridge, sets this inclusive lifestyle apart.

The gym offers CV equipment and a weight room and private tuition can be organised. There is a spa, sauna and 12 metre swimming pool offering total relaxation in an environment of calm and serenity. Furthermore, a variety of therapies can be arranged in the private treatment room. Sheer and unadulterated luxury allowing you to enjoy all that modern living offers and is about.

Features



Bang & Olufsen

www.bang-olufsen.im

To enhance living pleasure each room in all 16 apartments is pre-wired with Bang & Olufsen's proprietary MasterLink cable so any Bang & Olufsen high end video and audio products can be integrated together in one of the BeoLink systems. BeoLink allows you to move your experience of sound and images from any room to any room you like, using just one controller. It offers smooth integration of your audio and video products, making sure you get the full utilisation out of your entertainment system. Bang & Olufsen products are often regarded as pieces of furniture or indeed works of art, reflecting the same high quality and individual standards you will find throughout Coutts House. Their audio/visual expertise can be experienced in the fabulous West Penthouse show apartment.

However, to give each client that extra freedom of choice, standards-based CAT5 cable has been installed throughout so any existing or alternative manufacturer's products can be utilised and integrated, including multi-media, internet, telecommunications and home automation solutions.

Luminaires

www.luminaires.co.im

A standard of lighting not previously seen in developments on the Isle of Man was the original project brief and this has been conceived and delivered by island based lighting designers Luminaires. This has achieved the highest level of comfort, flexibility and energy efficient solutions throughout. A mood or scene can be created and enhanced through the precise control of the lighting with the simplest of effort. The result is a distinct and stylish effect on any room, as witnessed by the stunning interior pictures of Coutts House.

The majority of light fittings are concealed, with very little visual impact, allowing the client to choose the style of the decoration, while still providing subtle illumination of the space and the opportunity for the client to influence the final look. Passion and commitment has ensured that the original vision has been achieved, without compromise, throughout every apartment and all communal areas.

Cubbin & Bregazzi

www.cubbinandbregazzi.com

The creation of living environments – classic or contemporary – with a feel of effortless luxury is the philosophy of island based Cubbin and Bregazzi. Recognised as the purveyor of fine furniture and opulent soft furnishings, the focus is always on the innovative.

The endeavour to match leading styles with quality and durability compliments the artistic and design skills of this family run, friendly and rather exceptional company. The expansive showroom houses numerous room sets and furniture collections where a client can discover a variety of interesting and fabulous pieces.

And that's not all. With the largest fabric and wallpaper library on the Island, Cubbin and Bregazzi offer a complete and bespoke interior design service incorporating every aspect of design, function and artistic pleasure. A living space can be truly transformed by such effort and the stunning Show Apartments, Entrance Hall and communal areas are testament to these endeavours at Coutts House.

Mark Wilkinson

www.mwf.com

Mark Wilkinson's designs have become classics, beyond the brief influence of 'fashions' and are so attuned to contemporary lifestyle that they are acclaimed as the ultimate in the quintessential art of fine living. Design integrity and product quality are admired features of this company and demonstrates the commitment that is the experience at Coutts House. The classical and practical design produces a warm yet splendid feel to every kitchen and the solid granite worktops, incorporating four stunning types from around the world, has meant that the developers have proved that there has been no compromise on quality or integrity.

Mark Wilkinson (the company) has earned its reputation supplying kitchens and interiors for celebrity chefs such as Gary Rhodes, Antony Worrall Thompson and David Myers and society figures such as Crown Prince Pavlos of Greece. Other clients of Mark Wilkinson include TV celebrities such as Sir Elton John, Susan Hampshire and Iain McShane and sports stars such as Ryan Giggs and Terry Venables. Coutts House is delighted to be amongst such a discerning client list and the company's commitment to planning, designing, fitting and delivering a quality product is evident in every apartment.



...more than an apartment



All photography courtesy of Michael Thompson at Eye of Man Photography - www.eyeofmanphotography.com

www.coutthouse.com

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