

Hunt | Estates



St Helier

£1,300,000

Luxury Penthouse Apartment set on St. Helier Marina



Secure parking

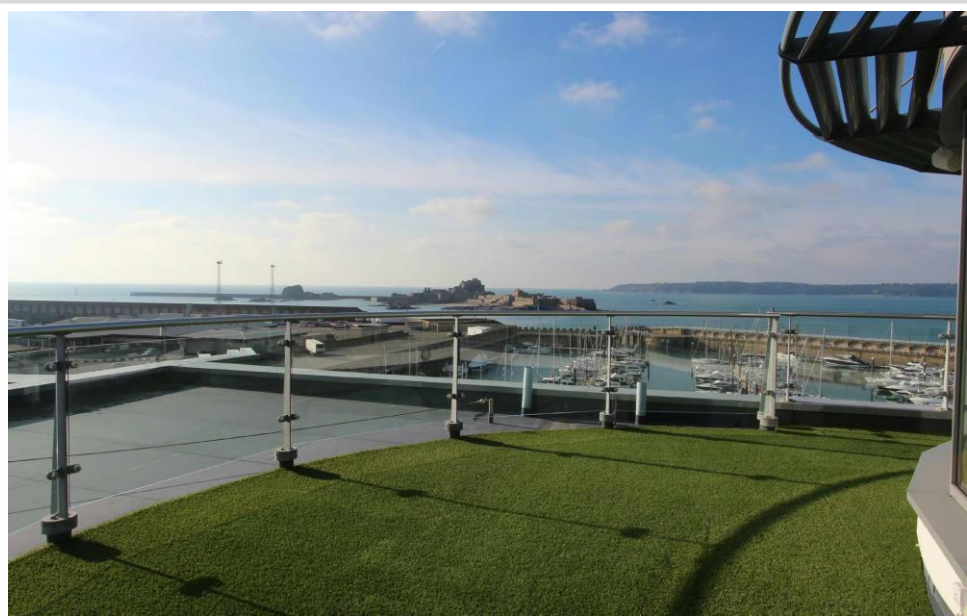
3 beds, 3 baths

Penthouse Apartment

Sea and marina views

Large Balcony

Waterfront location





A rare opportunity to acquire a luxury three bedroom, three bathroom penthouse apartment situated on the much sought after Waterfront development in St. Helier.

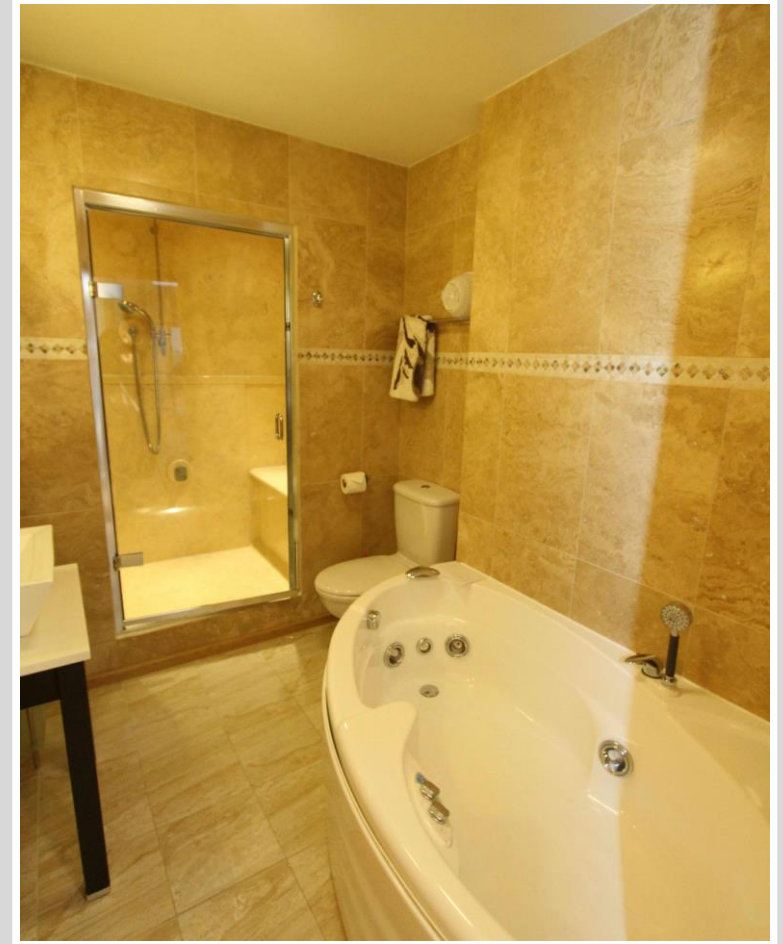


The apartment is perfectly positioned to enjoy the morning, mid-day and evening sun with a large wrap-around balcony on three sides, it being the largest in the entire building. The views reach across the sea, encompassing the marina, historic Elizabeth Castle, coast-line and across to Noirmont Point. The apartment would suit those wishing to travel, it being a great lock-up-and-leave, with a low maintenance exterior. On hand are many amenities including restaurants, cinema, café, bars, gym and marina. It is just a 7 minute brisk walk to St. Helier centre.

Internally the property offers spacious accommodation of some 1850 sq ft. There are quality fixtures and fitting throughout including, Lutron lighting system, Sonos sound system, Jacuzzi bath, steam room, electronic sun-controlled blinds and top of the range Miele appliances in the kitchen.

Comprising: Entrance hall, open plan; drawing room dining room kitchen breakfast room, separate utility room, bedroom one with dressing area and en suite bathroom, bedroom two with en suite shower room, bedroom three/study with concealed bed and house bathroom.







SERVICES:

Services: Mains water, mains drains, mains gas to hob and fire in drawing room.
Electric heating. Double glazing. Video Entry phone.

Service charges approx. £5,154.32 p.a. Water approx. £125 per quarter. Parish Rates approx. £350 p.a.

Lock up store in basement. Lock up store on balcony. Lift service.

Secure gated basement parking for 2 cars. External visitor parking.

Category and Tenure: Share Transfer and Entitled.



Whilst every effort has been made to ensure the accuracy of the floor plan contained herein, all measurements are approximate and no responsibility is taken for any errors. You may not make a permanent copy or reproduce the floor plan in any form as the intellectual rights belong to Hunter Homes Jersey 2023/16

Disclaimer: The agent has not tested any apparatus, equipment, fixtures and fittings or services and so cannot verify that they are in working order or fit for purpose. A buyer is advised to obtain verification from their advocate or surveyor. References to the tenure of a property are based on information supplied by the seller. The agent has not had sight of the title documents. A buyer is advised to obtain verification from their advocate. Items shown in photographs are not included unless specifically mentioned within the sales particulars. They may however be available by separate negotiation. An inventory of the contents to be included in the transaction, will be compiled once the sale is agreed. Buyers must check the availability of any property and make an appointment to view before embarking on any journey to see a property. All measurements are approximate.

All viewings to be conducted through Hunt Estates. Tel: 01534 860650

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