



## FULLY RENOVATED FOUR BEDROOM HOME WITH ONE BEDROOM UNIT

A beautiful, four-bedroom home with additional one bedroom unit, which has been fully refurbished throughout. It is modern yet full of charm and character with original features such as fireplaces, wooden beams, exposed granite and solid wood flooring. There is a lovely, homely feel throughout the property.

Ground floor comprising; entrance hall, a cosy sitting room with space for a dining table and a log burner, making it perfect for cold winter evenings. There is also a separate shaker style kitchen with breakfast bar.

First floor comprising; two double bedrooms, one with original fireplace, and a house bathroom.

Second floor comprising; two bedrooms, one of which is currently used as an office.

Externally there is a fully enclosed, patio and lawned garden, therefore being safe for children and pets. It is a wonderful space to relax and enjoy time with family and friends in the summer months. There are mature fruit trees including cherry and apple which we are told by the vendors produce up to 20lb of cherries and 100 apples per year.

The property has a one-bedroom unit in the garden, which was built in 2020. It benefits from its own reception room, which could be used as a sitting room or garden office space, a double bedroom and shower room. This provides great additional space for the family, two generation living or for visiting friends and friends.

























Although the property does not come with any parking, the current owners rent two parking spaces at £100 each, which could be transferred.

Located at Havre des Pas, the property is only a minute away from the beach and is only a 5–10-minute walk to the centre of St Helier for those that work in the town centre. There are also lots of lovely cafes and restaurants nearby.

The property has undergone a full refurbishment, is beautifully presented inside and out and is a credit to the current owners.

Viewing's come highly recommended by the vendor's sole agent.





## FEATURES

- Fully refurbished throughout
- Modern yet full of charm and character
- Main house with four bedrooms and one bedroom unit
- Unit in the garden built in 2020
- Beautiful patio and lawned garden with mature fruit trees
- Ideally located close to amenities, the beach and St Helier town centre

## INFORMATION

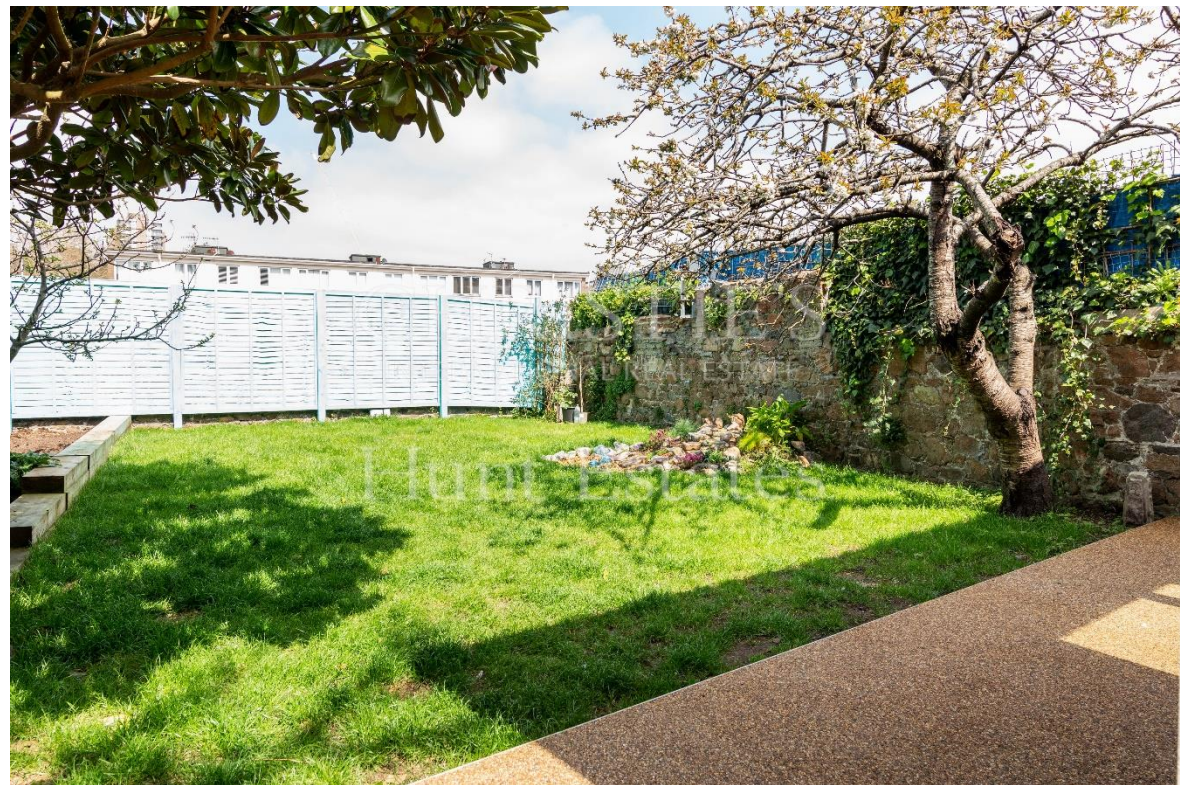
- Mains water and drains
- New gas boiler and radiators
- Grade 3 listed at the front of the property
- Single glazing at the front of the property
- Garden wired for hot tub
- Two rented parking spaces for £100 each, which are transferrable
- Parish rates for 2022 were £300
- Freehold and Entitled/Licensed

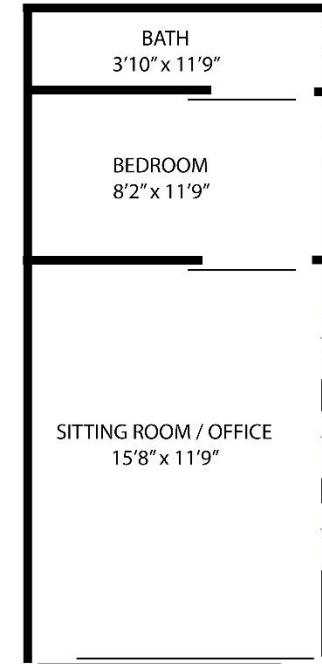
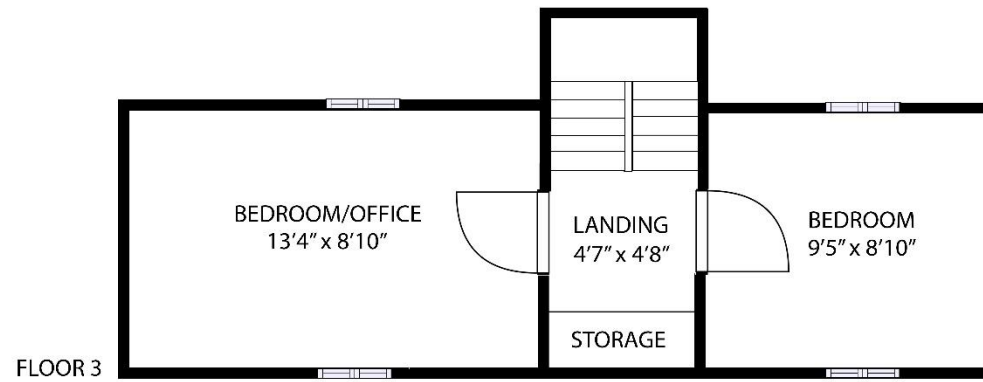
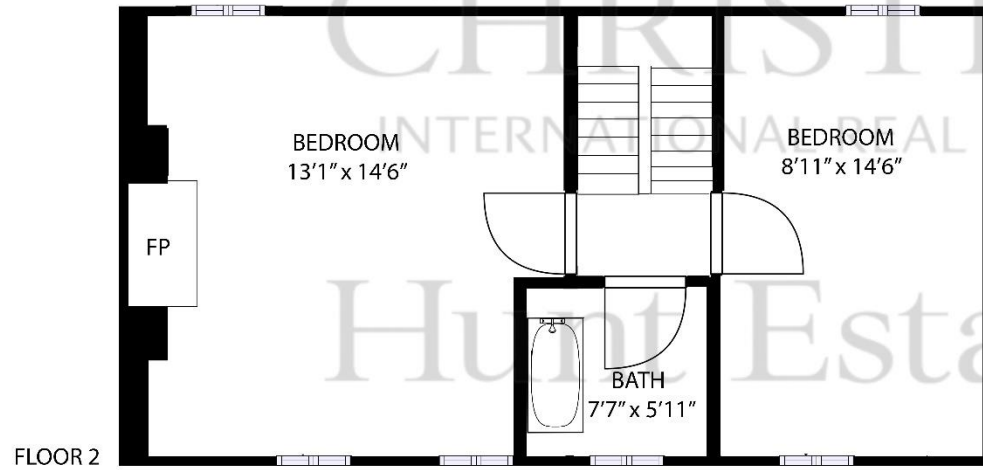
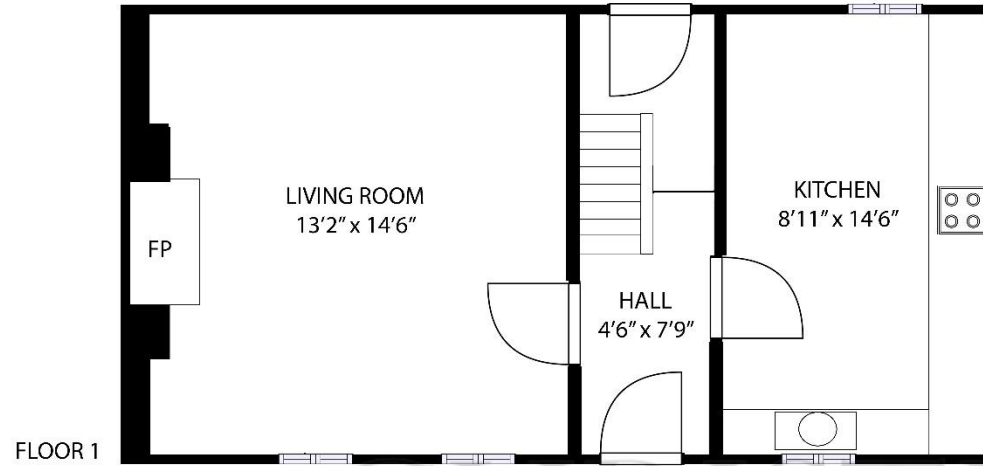


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1 BED UNIT

GROSS INTERNAL AREA  
 FLOOR 1: 353 sq. ft, FLOOR 2: 363 sq. ft  
 FLOOR 3: 221 sq. ft  
 1 BED UNIT: 324 sq. ft  
 TOTAL: 1261sq. ft

SIZES AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY

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