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Charming Granite Period Home
St Mary, Jersey

CHARMING GRANITE PERIOD HOME

This charming, granite period property is situated in the tranquil rural area of St Mary. Chain free and not listed this home boasts original features and character throughout, this house provides ample indoor and outdoor space.

The ground floor comprises, spacious sitting room with a stunning, granite fireplace and exposed beams. The eat-in kitchen is new, light and bright and leads to a sizable conservatory (with conversion options, subject to planning permission). At ground floor level, off the hallway is also a cloakroom.

At first floor, there are two double bedrooms, the main bedroom with a sleek and modern en-suite shower room, a good-sized single bedroom. All three bedrooms boast wonderful views across the countryside treetops.

Planning has been passed to create additional accommodation in the loft to create a fourth bedroom and en-suite (Planning application: P/2022/0654).

Externally, the property has a low-maintenance, two-tiered garden, and terraced area. The terrace, with its beautiful views is the perfect space to host family and friends with a BBQ in the summer months. The lower tier, which is lawned provides ample space for children to kick a ball around. The garden is fully enclosed and therefore safe for children and pets.

The vendors are currently converting the garden room into a utility and storage space.

The property also includes a convenient carport capable of accommodating up to two cars.

Greve de Lecq with the beautiful beach and fantastic cafes and restaurants, is only a 10-minute walk down green country lanes.

This beautiful property is now ready for a new family to call home and viewings are not to be missed.



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FEATURES

- Three-bedroom period home
- Plans for expansion to create further accommodation in the loft (Planning application: P/2022/0654)
- Two bathrooms
- Quiet rural location in St Mary
- Generous two-tiered private garden
- Preserves period charm with original fireplace and beams
- Bright conservatory overlooking beautiful surroundings

INFORMATION

- Mains drains and water
- Electric heating
- Log burner in sitting room
- Car port for two cars
- New roof fitted in 2021
- Not listed
- Parish rates for 2022 were £480
- Freehold and Entitled/Licensed
- Chain free

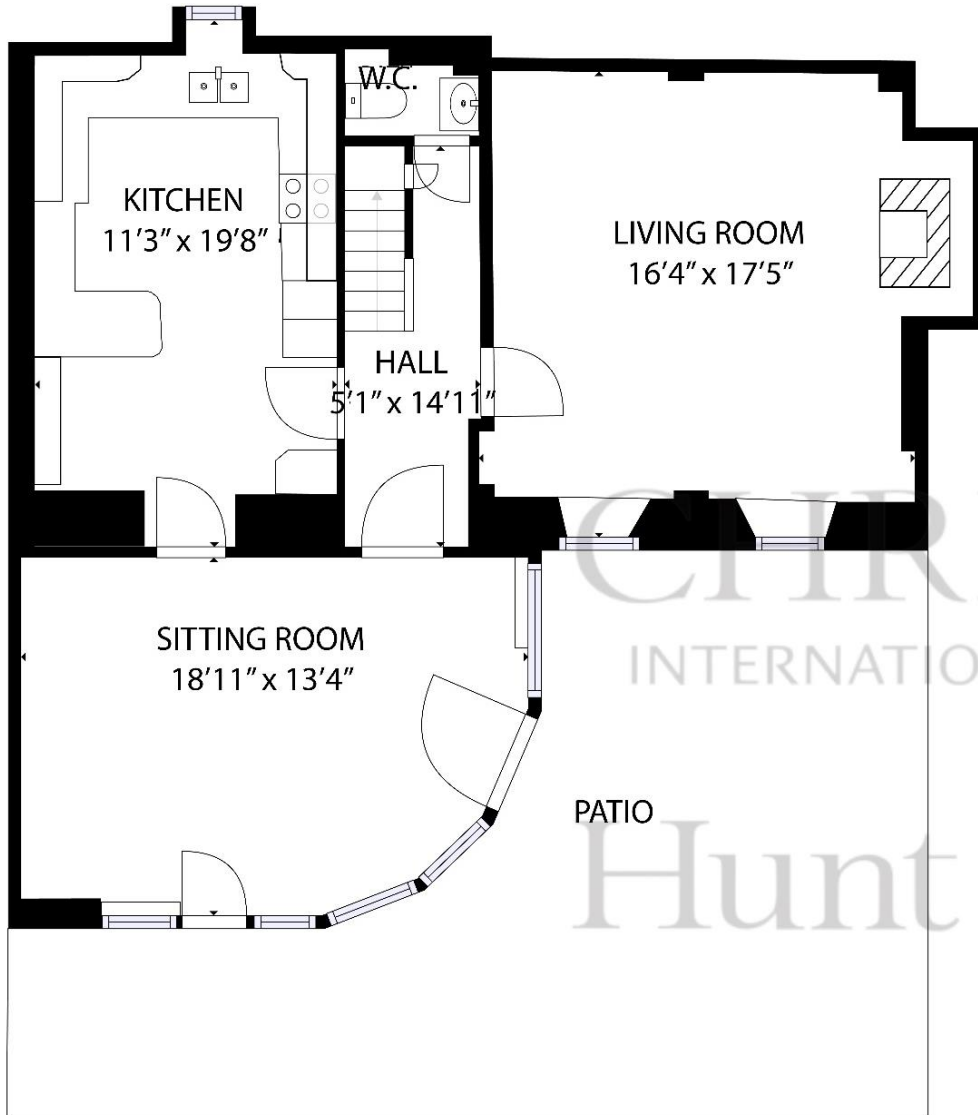


Gill Acton
Property Negotiator

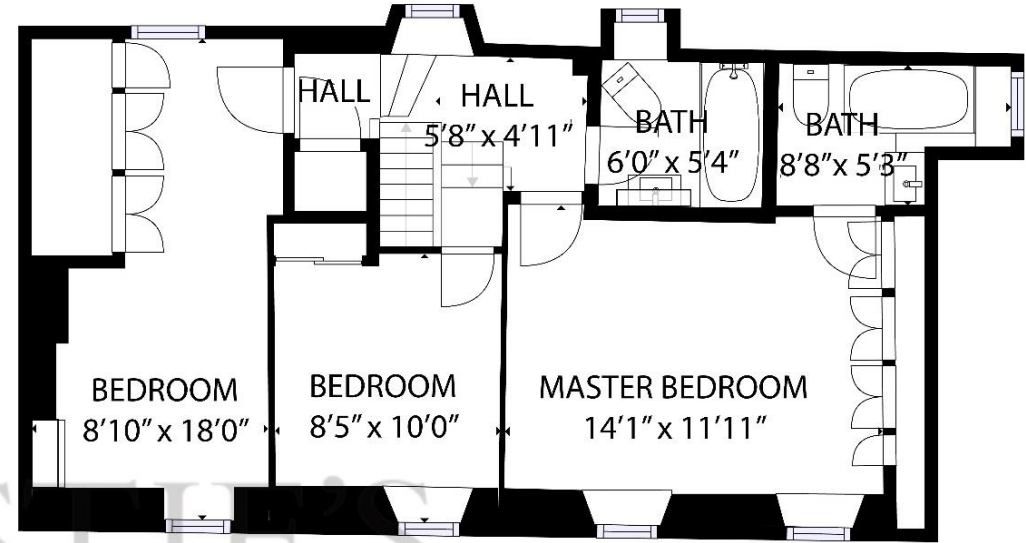
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FLOOR 1



FLOOR 2

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GROSS INTERNAL AREA
FLOOR 1: 848 sq. ft, FLOOR 2: 602 sq. ft
TOTAL: 1450 sq. ft

SIZES AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY

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