



Hunt Estates

Three Bedroom Duplex Apartment  
St. Saviour, Jersey



## THREE BEDROOM DUPLEX APARTMENT

Located just down the road from the beach and across from Howard Davis Park, this three-bedroom duplex apartment is spacious and benefits from its own private entrance.

Offering light and airy living accommodation, this property offers flexibility with three bedrooms, two of which are en suite and potentially a 4th bedroom/2nd reception/work from home space. Giving you the freedom to create a home that works for you.

The large sunny South facing sun terrace, has plenty of space for BBQs, al fresco dining and enjoying the views over the roof tops and to the sea. Being just a few moments from the beach, you can escape after a long day, with a walk or swim.

Conveniently located a 10 minutes' walk from town, and with several amenities on hand, including supermarkets, chemist, pub and restaurant, this apartment makes for a great place to call home.

Comprising: entrance hall with stairs to first floor. On the first floor, a large open plan kitchen/sitting and dining room, house bathroom, bedroom two with en suite bathroom and bedroom three.

On the top floor, main bedroom with en suite bathroom, storage, 2nd reception/sunroom with doors to the sun terrace.

























## FEATURES

- Light and spacious open plan living
- Three bedrooms, two en suite
- Own private entrance
- Duplex apartment
- Short walk to town centre
- Close to the beach and Howard Davis Park
- Large South facing sun terrace
- Second reception/work from home space

## INFORMATION

- Mains water and drains
- Electric heating
- Double glazed
- Regret no pets
- Public carpark available across the road
- Occupier rates for 2023 were £203.84
- Available immediately to Entitled/Licensed residents
- Please note that the equivalent of one month's rent will be required for the deposit



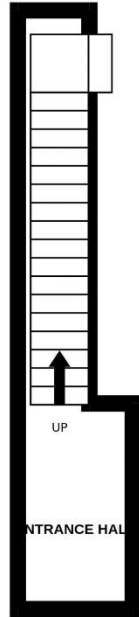
Sarah Gallichan  
Property Negotiator

sarah@huntestates.com  
T +44 (0)7700 713574  
www.huntestates.com  
9 New Street, St Helier,  
Jersey, JE2 3RA

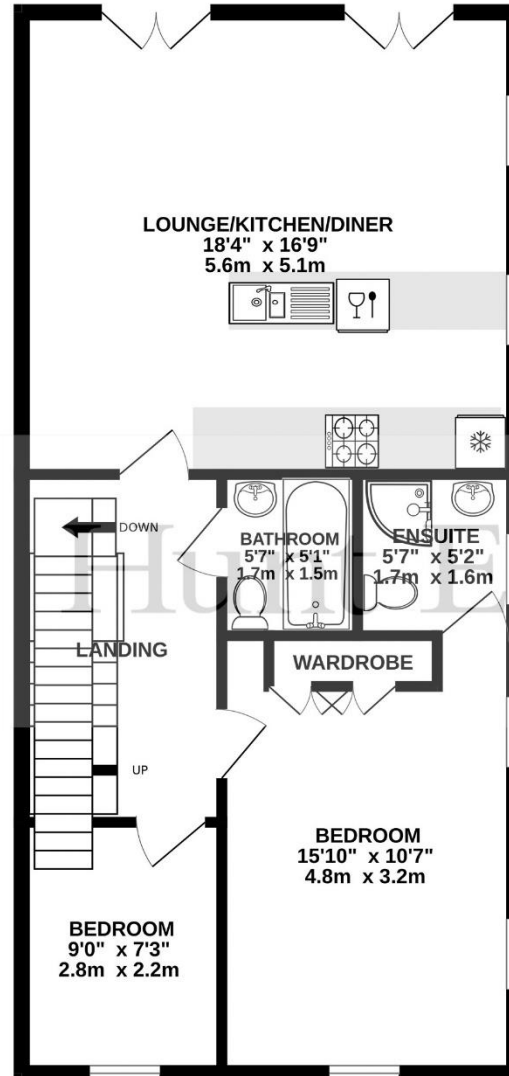
**CHRISTIE'S** | **Hunt Estates**  
INTERNATIONAL REAL ESTATE



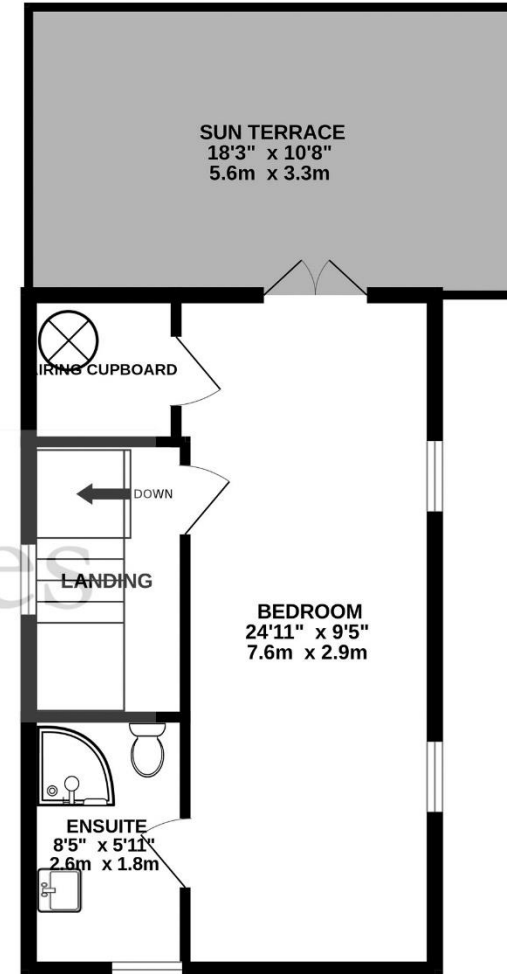
GROUND FLOOR  
68 sq.ft. (6.3 sq.m.) approx.



1ST FLOOR  
686 sq.ft. (63.7 sq.m.) approx.



2ND FLOOR  
360 sq.ft. (33.5 sq.m.) approx.



TOTAL FLOOR AREA : 1114 sq.ft. (103.5 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.

Made with Metropix ©2023

# Hunt Estates

9 New Street, St Helier, Jersey, JE2 3RA, Channel Islands | +44 1534 860650 | [www.huntestates.com](http://www.huntestates.com) | [enquiries@huntestates.com](mailto:enquiries@huntestates.com)

Disclaimer: All information provided herein has been obtained from sources believed reliable, but may be subject to errors, omissions, change of price, prior sale, withdrawal without notice. Christie's Hunt Estates make no representation, warranty, or guarantee as to accuracy of any information contained herein. You should consult your advisors for an independent investigation of any properties. All viewings to be conducted through Christie's Hunt Estates.