



FAMILY HOME WITH INCOME

Lovely three-bedroom, two-bathroom detached cottage, complete with a self-contained studio flat on the ground floor, is located in the heart of St. Ouen's village.

Tucked away on a peaceful cul-de-sac with only five houses, this family home comprises an entrance porch that leads to a spacious and contemporary eat-in kitchen on the ground floor. Adjacent to the kitchen is a generously light and open sitting/dining room, featuring double doors leading to both the front and rear patio gardens.

Additionally, there is a convenient downstairs cloakroom on this level. The ground floor also includes a self-contained studio annex, offering flexible living arrangements.

On the first floor, you'll find three double bedrooms, all equipped with eaves storage. The primary bedroom includes an en suite bathroom and a built-in dressing area, while the second bedroom boasts an en suite shower room. The third bedroom features fitted wardrobes.

The studio annex, which can serve as a source of rental income or extra space for a growing family, has its own private entrance and gated access. It comprises a fully equipped kitchen, a bathroom, and a combined sitting/bedroom area.

Outside, the cottage is surrounded by a picturesque wraparound patio garden, adorned with mature fruit trees, and raised planters. Ample parking space for 5 to 6 vehicles is provided at the front of the cottage.





CHRISTIE'S
INTERNATIONAL REAL ESTATE
Hunt Leates









CHRISTIE'S
INTERNATIONAL REAL ESTATE

Hunt Estates













FEATURES

- Three-bedroom detached cottage
- Two bathrooms in cottage
- Self-contained studio unit
- Wraparound patio garden
- Situated in peaceful cul-de-sac
- Close to amenities and regular bus route

INFORMATION

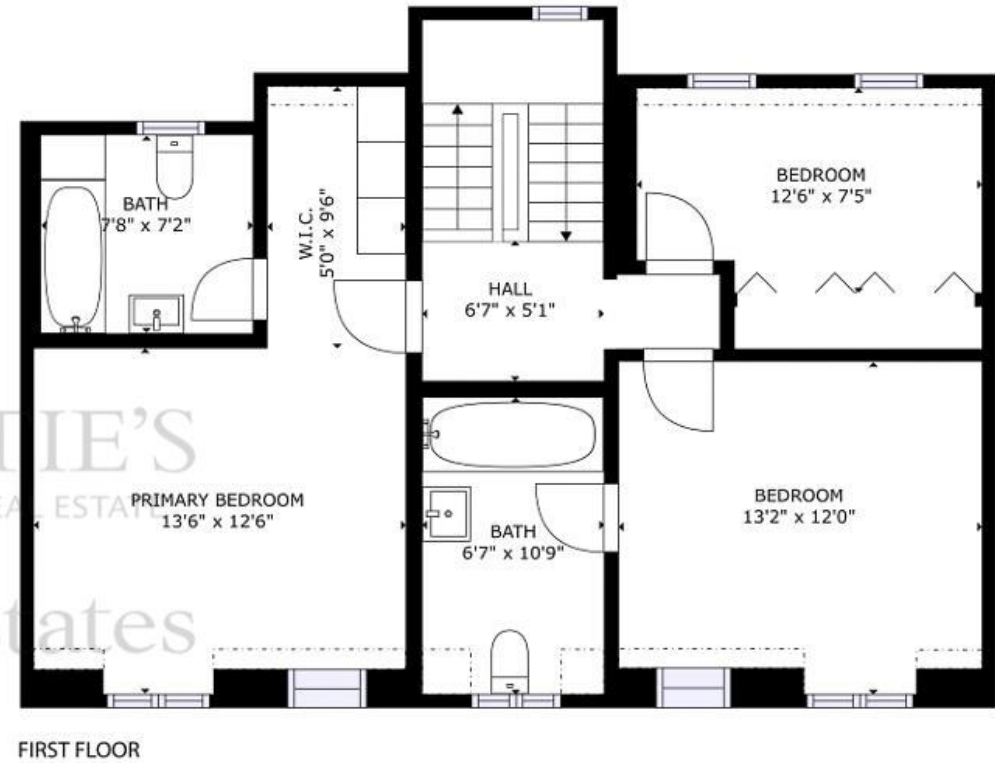
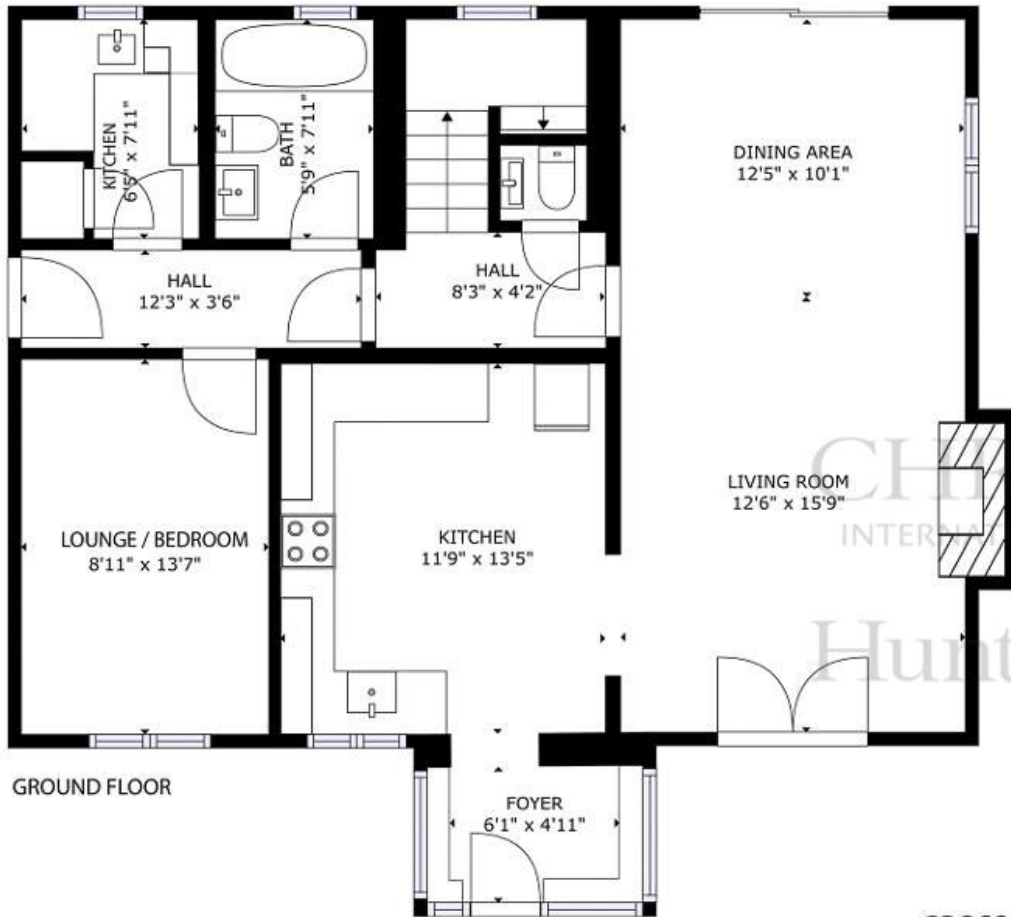
- Main drains and water
- Double glazed
- Electric heating
- Parking for 5/6 cars
- Parish rates approx £450.00
- Freehold and Entitled/Licensed



Gill Acton
Property Negotiator

gill.acton@huntstates.com
T +44 (0)7797 961649
www.huntstates.com
9 New Street, St Helier,
Jersey, JE2 3RA

CHRISTIE'S | Hunt Estates
INTERNATIONAL REAL ESTATE



GROSS INTERNAL AREA
 FLOOR 1: 939 sq. ft, FLOOR 2: 704 sq. ft
 EXCLUDED AREAS: , REDUCED HEADROOM BELOW 1.5M: 30 sq. ft
 TOTAL: 1643 sq. ft

SIZES AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY

As the selected exclusive affiliate of Christie's International Real Estate in Jersey, Channel Islands, Hunt Estates combines local expertise with global reach via Christie's affiliation to the most famous real estate companies in the world.

An invitation-only affiliate network, Christie's International Real Estate selected Hunt Estates in 2020 to represent the famous Christie's brand in the sphere of luxury real estate in Jersey.



CHRISTIE'S | Hunt Estates

INTERNATIONAL REAL ESTATE

9 New Street, St Helier, Jersey, JE2 3RA, Channel Islands | +44 1534 860650 | www.huntestates.com | 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. 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 Hunt Estates.